



Council Minutes – Regular Meeting

November 21, 2023

CALL TO ORDER:

Mayor Spalding called to order the New Albany City Council Meeting of November 21, 2023 at 6:30 p.m. at the New Albany Village Hall, 99 West Main Street, New Albany, Ohio. Staff attending were City Manager Joseph Stefanov, Law Director Benjamin Albrecht, Finance Director Bethany Staats, Deputy Finance Director Morgan Joeright, Administrative Services Director Adrienne Joly, Police Chief Greg Jones, Public Service Director Mike Barker, Development Director Jennifer Chrysler, Planning Manager Steve Mayer, Economic Development Manager Sara Zeigler, Engineering Manager Cara Denney, Economic Development Specialist Alex Klosterman, Clerk of Council Jennifer Mason, and Chief Marketing Officer Josh Poland.

Mayor Spalding led the assemblage in the Pledge of Allegiance.

ROLL CALL:

The following Mayor/Council Members answered Roll Call:

Mayor Sloan Spalding	P
CM Marlene Brisk	P
CM Michael Durik	P
CM Chip Fellows	P
CM Kasey Kist	P
CM Matt Shull	P
CM Andrea Wiltrout	A

Clerk Mason reported that Council Member Wiltrout could not attend due to family function and requested to be excused. Mayor Spalding moved to excuse Council Member Wiltrout from the council meeting. Council Member Brisk seconded and council voted with 6 yes votes to excuse Council Member Wiltrout from the council meeting.

ACTION ON MINUTES:

Council adopted the 11/7/2023 regular meeting minutes by consensus.

ADDITIONS OR CORRECTIONS TO THE AGENDA:

NONE

HEARING OF VISITORS:

Phil Johnson, 7598 Bevelhymer Rd., presented the attached slides to council and referred to the attached handout. Mr. Johnson lived 2 houses down, roughly 550 feet south of the city’s new pickleball courts. Unwanted noise was entering his property. The noise was dusk to dawn, 7 days a week. Friday night, people were playing at 11 pm. He played pickleball, but didn’t want to live next to it. He had been researching to understand why he heard the sound so distinctly in his backyard. He referred to a study included in his materials. Most pickleball courts required noise abatement, including setbacks, noise barriers, sound masking, court orientation, and foam balls. Pickleball sites within 500-600 feet should be reviewed by a

November 21, 2023

qualified by acoustical engineer when making a site selection. The city's courts were oriented north to south and sound transmitted more in those directions. Bodies of water, such as ponds or lakes, were reflective and the cooler air on top of them caused sound refraction. The adjacent pond was 150 feet from the courts. The study found, when water was present, distances should exceed 800-1,000 feet. He understood there hadn't been a sound study or engineer for these courts. His ask was (1) to help to mitigate the sound from the courts, (2) to consider hiring a sound specialist to make sure anything going in out there wasn't going to make the problem worse. He wanted to not hear any pickleball noise.

Mayor Spalding asked and Mr. Johnson answered he'd resided there almost 18 years. The Public Service Department, sporting fields, and basketball courts had not caused him sound issues. Mayor Spalding asked and Mr. Johnson replied that he was not asking the city close the courts. Mr. Johnson had friends in the community and did not think that would be a good idea. Mayor Spalding acknowledged pickleball was a fast-growing sport with a lot of interest. The city put its courts in quickly. There was pent up demand. Council would be talking more about the courts at this council meeting and in the future. There were ongoing conversations about additional landscaping, sound barriers, and covering. The city was evaluating costs and recommendations and would do its best to mitigate the issues. Mayor Spalding stated he would hate to drain the pond or close the courts. There were other things the city could try. Mayor Spalding apologized for the inconvenience and thanked Mr. Johnson for the information and for sharing his concerns. He invited Mr. Johnson to continue to talk to staff and council.

BOARDS AND COMMISSIONS:

PLANNING COMMISSION: Council Member Brisk reported that the PC tabled Rinchem's application for a hazardous waste storage facility which needed a variance to store waste outdoors, beyond their setback. The subject property was 400-800 feet from several homes. There was a crowd of concerned people at the PC meeting. The PC wanted to look at other concepts and solutions before ruling. The petitioner was not present. The matter was tabled until January 17. The PC tabled an application to screen in a portion of a patio on Calverton Square. When applying, the homeowners learned part of the patio was illegally built in a conservation easement. They could lose the entire patio. They decided to approach their HOA first and negotiate there. That matter was tabled to January 17. The PC approved Cornerstone Academy's plan to expand into an adjacent property. The PC approved 2 model homes. The PC approved a plan for a credit union plus a coffee shop after adjustments for their drive-thru.

Mayor Spalding asked and Council Member Brisk answered that Cornerstone Academy's request included athletic fields. There was also a discussion about sufficient parking. Planning Manager Steve Mayer stated that Cornerstone was leasing the NACOT 1 building on West Oval Road. They were going to lease the NACOT 2 building for the high school. There was an open field to the east where they hoped to put the playing fields. Council and Council Member Fellows further discussed rezoning and a land deal or swap. The new property owner had submitted a request to rezone back to L-GE. It would go to the PC in December and to council in January.

Council Member Shull asked and Council Member Brisk replied that the family who applied to enclose the patio were new owners of that home. Council Member Brisk further explained that the PC was looking to

November 21, 2023

divide the issue into 2 votes, 1 regarding the existing patio and 1 regarding the screening. The homeowners decided to pause and talk to their HOA, and possibly pull the patio back.

Council Member Fellows asked and Planning Manager Mayer answered that the Bevelhimer/US 62/Walton Parkway area rezoning was scheduled for December 4. It had already been to the RFBA and received a positive recommendation. Council would ultimately hear that rezoning, but it wasn't yet scheduled. The December 4 rezoning at PC would be communicated by neighbor notification letters.

PARKS AND TRAILS ADVISORY BOARD: No meeting.

BOARD OF ZONING APPEALS: No report.

SUSTAINABILITY ADVISORY BOARD: Council Member Kist reported that the SAB approved 2 student grant presentations, 1 for educating the public about composting around town, and 1 promoting no vehicle idling in the parent pick-up line at school. Student grant applications were now closed. The SAB heard about the city's invasive species removal program and received early data about the hazardous waste drop-off event. 200 cars participated. Around 200 cans of paint were collected. They were waiting on complete breakdown.

Council Member Fellows stated he couldn't make it to the drop-off due to the OSU football game. Others may have shared that conflict. Director Joly noted the hazardous waste event had to be scheduled very far in advance, before game times were announced. Council Member Kist hoped the city could tie into the e-waste drive next year, but it would depend on contractor availability.

Council Member Kist reported that the New Albany Community Foundation had engaged the Bluestone Environmental Consulting Group and invited stakeholders out to get a comprehensive view of best practices that could be implemented in New Albany. The city would be participating. The Foundation was handling the cost of the assessment and fee. They may ask the city for help to be carved out from the SAB budget.

IDEA IMPLEMENTATION PANEL: Council Member Brisk reported that the city's Diwali festival attracted around 700 attendees. Staff was amazing, it was a tremendous amount of work. The tent was always full. They were receiving many, many thank you emails. The festival, held at Rose Run Park, picked up people who were out for a walk. It was a good learning opportunity. Council Member Kist asked about educating the community about the fireworks which were unusual in November. Mayor Spalding also saw social media posts about pets and fireworks.

CEMETERY RESTORATION ADVISORY BOARD: No meeting.

PUBLIC RECORDS COMMISSION: No meeting.

CORRESPONDENCE AND COMMUNICATION:

NONE

November 21, 2023

SECOND READING AND PUBLIC HEARING OF ORDINANCES:

ORDINANCE O-102-2023

Mayor Spalding read by title AN ORDINANCE TO MAKE APPROPRIATIONS FOR CURRENT EXPENSES AND OTHER EXPENDITURES OF THE CITY OF NEW ALBANY, STATE OF OHIO, DURING THE FISCAL YEAR ENDING DECEMBER 31, 2024.

Finance Director Bethany Staats stated that, with the additional budget presentation at this meeting, staff was requesting to table to this ordinance to the December 5 meeting.

Mayor Spalding moved to table the ordinance. Council Member Shull seconded and council voted with 6 yes votes to table Ordinance O-102-2023 to the December 5 council meeting.

ORDINANCE O-103-2023

Mayor Spalding read by title AN ORDINANCE TO APPROVE THE PHASE 1 FINAL PLAT AND ACCEPT RIGHT-OF-WAY DEDICATION FOR BRISCOE PARKWAY AS REQUESTED BY THE CITY OF NEW ALBANY.

Planning Manager Steve Mayer stated this legislation was for the phase 1 of a new 1.2 mile long public street in the business park. Briscoe Parkway would connect Horizon Court to Harrison Road and, ultimately, terminate at Clover Valley Road. Briscoe Parkway phase 1 was the stretch between Horizon Court and Harrison Road. It was a little over ½ mile and about 1.4 acres. No reserves were platted or lots created. This authorization was for right-of-way and utility easements only. The parkway would provide increased business park connectivity and was consistent with city’s strategic plan. The Planning Commission recommend approval at their October meeting.

Mayor Spalding opened the Public Hearing. Hearing no comments or questions from the public, he closed the Public Hearing.

Mayor Spalding moved to adopt the ordinance. Council Member Kist seconded and council voted with 6 yes votes to approve Ordinance O-103-2023.

ORDINANCE O-104-2023

Mayor Spalding read by title AN ORDINANCE TO APPROVE THE PHASE 2 FINAL PLAT AND ACCEPT RIGHT-OF-WAY DEDICATION FOR BRISCOE PARKWAY AS REQUESTED BY THE CITY OF NEW ALBANY.

Planning Manager Stephen Mayer stated this legislation was for the connecting roadway between Horizon Court and Clover Valley, the same as O-103-2023. This was for phase 2 which ran from Harrison Road to Clover Valley. It was just over ½ mile long and was about 4.2 acres. It provided increase connectivity, movement, and vehicular efficiency per the city’s strategic plan. The Planning Commission recommend approval at their October meeting.



Council Minutes – Regular Meeting

November 21, 2023

Council Member Durik asked and Director Chrysler answered that phase 2 would be built before phase 1 and would be under construction for 9-12 months in 2024. Phase 1 would begin in early 2025.

Mayor Spalding opened the Public Hearing. Hearing no comments or questions from the public, he closed the Public Hearing.

Mayor Spalding moved to adopt the ordinance. Council Member Brisk seconded and council voted with 6 yes votes to approve Ordinance O-104-2023.

Mayor Spalding spoke about Colleen Briscoe, former mayor and council member, and her 26 years of service to New Albany. He described Ms. Briscoe's attention to financial detail, her eye for the future, and her contributions to the economic success of New Albany. She was one of the great leaders. He presented her with a 2 "Briscoe Parkway" street signs.

Colleen Briscoe, 7582 S. Goodrich Square, New Albany, thanked council for allowing her name to be part of the success of New Albany. She thanked council for continuing the city's success. She introduced her husband, Bob Berry, their son Christopher, his wife, Ane, and her grandchildren, Allondra and Diego, and her son, Connor, who were all present.

INTRODUCTION AND FIRST READING OF ORDINANCES:

NONE

READING AND PUBLIC HEARING OF RESOLUTIONS:

RESOLUTION R-49-2023

Mayor Spalding read by title A RESOLUTION TO AUTHORIZE THE CITY MANAGER TO EXECUTE A REAL ESTATE PURCHASE AGREEMENT AND ALL ASSOCIATED SUPPORTING DOCUMENTS NECESSARY FOR THE PURCHASE OF APPROXIMATELY 0.12 +/- ACRES, COMMONLY KNOWN AS A PORTION OF FRANKLIN COUNTY PARCEL NUMBER 222-000058 FROM INNOVATIVE MORTGAGE REAL ESTATE, LLC.

City Manager Stefanov described the subject location at the stub of Second Street, behind Eagle's Pizza. This legislation would allow the city to extend Second Street to a future road that would run east-west behind the Shockey buildings. This property would also allow the city to extend a future public alley and build out the street grid in the historic village center. The appraised value was ~\$1 million per acre, therefore, the proportionate cost relative to the appraised value was \$125,000.

Mayor Spalding opened the Public Hearing. Hearing no comments or questions from the public, he closed the Public Hearing.

Mayor Spalding appreciated staff's hard work and the landowners' cooperation in helping the city achieve a road network in this area, supporting future development at an appropriate pace.



Council Minutes – Regular Meeting

November 21, 2023

Mayor Spalding moved to adopt the resolution. Council Member Shull seconded and council voted with 6 yes votes to approve Resolution R-49-2023.

RESOLUTION R-50-2023

Mayor Spalding read by title A RESOLUTION APPROVING AND AUTHORIZING THE EXECUTION OF A COMMUNITY REINVESTMENT AREA AGREEMENT AND A MEMORANDUM OF UNDERSTANDING WITH QTS NAL TX II, LLC FOR ITS SITE NO. 3, AND MAKING RELATED AUTHORIZATIONS.

Economic Development Manager Sara Zeigler stated this resolution authorized the city manager to execute a Community Reinvestment Area Agreement with QTS NAL TX II, LLC. The agreement provided for a 100% real property tax abatement for 15 years. QTS was a provider of data center solutions spanning more than 9 million square feet of mega-scale data center space in North America and Europe. The project included the construction of 3 data centers totaling over 1 million square feet on ~78 acres. The expected project investment was over \$1 billion. QTS was approved for 2 prior CRA agreements. Construction was expected to begin by December 2033. QTS wanted to have their incentive package in order so they could start sooner than 2033, if possible. The benchmarks for compliance would be measured according to the revenue generation per square foot formula as established for the specific building type and previously approved by council. John Woodcock, QTS Director of Development, was present to answer questions.

Council Member Kist asked and Manager Ziegler answered that QTS expected a 2033 start because it had other projects in the community. This was their 3rd site in New Albany located at 6140 Babbitt Road.

Council Member Shull asked and Manager Zeigler replied that this was the same formula for all datacenters. Director Chrysler described different formulas for each industry cluster, including Class A office space, research and production, distribution and manufacturing, and datacenter. This was the same datacenter formula, but it differed from other cluster formulas.

John Woodcock, QTS Director of Development, said they were excited to be in New Albany. He thanked council and the city for their continued partnership.

Mayor Spalding opened the Public Hearing. Hearing no comments or questions from the public, he closed the Public Hearing.

Mayor Spalding moved to adopt the resolution. Council Member Durik seconded and council voted with 6 yes votes to approve Resolution R-50-2023.

RESOLUTION R-51-2023

Mayor Spalding read by title A RESOLUTION APPROVING AND AUTHORIZING THE EXECUTION OF A COMMUNITY REINVESTMENT AREA AGREEMENT AND A MEMORANDUM OF UNDERSTANDING WITH QTS NAL TX II, LLC FOR ITS SITE NO. 4, AND MAKING RELATED AUTHORIZATIONS.

November 21, 2023

Economic Development Manager Sara Zeigler stated this resolution authorized the city manager to execute a Community Reinvestment Area Agreement with QTS NAL TX II, LLC. The agreement provided for a 100% real property tax abatement for 15 years. QTS, based in Kansas, was a provider of data center solutions in North America and Europe. The project included the construction of 5 data centers totaling 2 million square feet on ~162 acres. The expected project investment was over \$1.9 billion. The construction of the project was expected to begin by December 2033. The benchmarks for compliance would be measured based on the revenue generation per square foot formula for datacenters.

Mayor Spalding opened the Public Hearing. Hearing no comments or questions from the public, he closed the Public Hearing.

Council Member Kist moved to adopt the resolution. Council Member Shull seconded and council voted with 6 yes votes to approve Resolution R-51-2023.

RESOLUTION R-52-2023

Mayor Spalding read by title A RESOLUTION APPROVING AND AUTHORIZING THE EXECUTION OF A COMMUNITY REINVESTMENT AREA AGREEMENT AND A MEMORANDUM OF UNDERSTANDING WITH EDGED COLUMBUS LLC, AND MAKING RELATED AUTHORIZATIONS.

Economic Development Manager Sara Zeigler stated this resolution authorized the city manager to execute a Community Reinvestment Area Agreement with Edged Columbus LLC. The agreement provided for a 100% real property tax abatement for 15 years. Edged Energy, based in Connecticut, was a modular data center provider focused on providing renewable energy and sustainability. Edged data centers were designed to use zero water for cooling and used advanced electrical systems to lower costs and minimize their environmental footprint. Edged had completed data center projects in Madrid, Barcelona, Lisbon, and other cities in the United States. This project included the construction of 1 data center totaling 210,000 square feet on ~14.75 acres. The expected project investment was around \$250 million. The project was expected to begin in January 2024 and be completed in March 2025. The benchmarks for compliance would be measured according to the revenue generation per square foot formula as established for the specific building type and previously approved by council. The address was 6385 New Albany Road East. Denver Peryf, Edged Senior Program Manager, was present to answer questions.

Council Member Fellows asked Director Chrysler answered this site was across the street from the former Discover site.

Council Member Kist asked and Denver Paryf, Edged Senior Program Manager, confirmed that their cooling technology used no water. The technology was proprietary. Mayor Spalding noted how each datacenter environment was slightly different and technology from 5 years ago was now obsolete. He appreciated Edged’s focus on sustainability.

Mr. Paryf stated the project would start in March of 2024 and construction would take 16-18 months.



Council Minutes – Regular Meeting

November 21, 2023

Council Member Shull asked and Mr. Paryf answered they also had facilities in Atlanta, Dallas, and Kansas City, and they were looking at Utah, Denver, and Arizona.

Mayor Spalding opened the Public Hearing. Hearing no comments or questions from the public, he closed the Public Hearing.

Council Member Brisk moved to adopt the resolution. Council Member Durik seconded and council voted with 6 yes votes to approve Resolution R-52-2023.

REPORTS OF STANDING COMMITTEES:

- A. Safety Committee: No report.
- B. Public Utilities: No report.
- C. Service and Public Facilities Committee: No report.
- D. Planning and Economic Development Committee: No report.
- E. Administration Committee: No report.
- F. Hotel/Motel Bed Tax Grant Committee: No report.

REPORTS OF REPRESENTATIVES:

- A. Council Representative to MORPC: No meeting.
- B. Council Representative to Joint Parks and Recreation: No meeting.
- C. Council Representative to New Albany-Plain Local Schools: Council Member Kist reported the school board recognized their National Merit Scholars. NAPLS had 13 Commended Scholars, 7 National African American Recognition Scholars, 8 Hispanic Recognition Scholars, and 7 National Merit Semi-Finalists. The board gave a course update and talked about their new courses, including robotics, American Sign Language, and a line of classes for IT fundamentals.
- D. Council Representative to Plain Township: Council Member Fellows reported that the township swore in a new fireman. The township's consultant gave a land use overview and went over their insights. The main concerns discussed were the potential for future development on Walnut Street. There was interest in keeping that as a rural corridor. They talked about the US 62 corridor development. They said there were ~4,000 acres remaining of unincorporated township and a lot of that was metro park and the Wexner estate. In 2023, pool visits were up by 5,000. A record number of attendees were non-members. There was

November 21, 2023

concern about non-member behavior. The township thanked the city for promoting the Wreaths Across America program for veterans interred at Maplewood Cemetery.

REPORTS OF CITY OFFICIALS:

- A. Mayor: Mayor Spalding applauded the Diwali event. Many folks were excited to participate and share their culture with everyone in New Albany and surrounding areas. Regrettably, the city had to cancel its November 11 Veterans Memorial event. He wanted to be careful in the future not to tie that event to anything else - make it a stand-alone event. He received a fair amount of feedback and made a commitment to not let that happen again. Council Member Durik stated he received similar feedback. Mayor Spalding recognized the New Albany Chamber of Commerce and volunteers for the Holiday Tree Lighting event. There was a large crowd and it was a good way to enter the holiday season.
- B. Clerk of Council: Clerk Mason reminded council of the Economic Development 411 event on Friday, December 1 and the Chamber of Commerce Delta Awards on Monday, December 4. She told council to check their email regarding 2 upcoming Senior Connections events – the holiday cook-off and holiday luncheon. Clerk Mason reported that she would be traveling the week after Thanksgiving and minutes may not be completed by the next meeting.
- C. Finance Director: No report.
- D. City Manager: City Manager Stefanov stated the city's Pickleball Complex received a 2nd place award by the Ohio Parks and Recreation Associations' Award of Excellence in its category. The city's Development Department was transitioning to a new permitting software. There were expired fees in the old software from old projects that may have been canceled or duplicated.

Development Director Jennifer Chrysler stated that staff was asking council for a waiver of up to \$47,857.92. City Manager Stefanov had shared a list of outstanding fees with council. Staff normally reviewed the city's data for duplicates and mistakes on a regular basis. That didn't happen in 2023 because the department was expecting to transition to the new software sooner. The outstanding fees were the culmination of around 1.5 years of fees. The city was also still pursuing payment for some fees.

A charge that had to be zeroed out in the system could be accomplished via the codified ordinances with a waiver from the city manager. Normally, this was done on a quarterly basis. Examples of outstanding fees included permits that weren't picked up. There would be a plan review charge in the system, but the permit was either denied or never got picked up. Another example was \$5,000 for the Market and Main roundabout, a city project that had been in the system for several years. Some fees went back to 2018. There were fee waivers negotiated in development agreements or for certain events that either didn't get into the system or the system didn't allow entry. There were many reasons for the clean-up and staff wanted to come to council and put on record why the city was doing it.

November 21, 2023

Council Member Durik asked and Director Chrysler answered that there would still be fees to clean up at the end of every quarter, even with the new software. The bigger problem to address was when a project was abandoned or denied, the applicant might not come to get the plan and there wasn't a mechanism to collect the fee. The new software had a button where the applicant couldn't get their plan comments without paying the fee. Ultimately, there would still always be some fee clean up.

Mayor Spalding moved that council authorize the city manager to consider and waive fees up to and including \$47,857.92. Council Member Brisk seconded and council voted with 6 yes votes to approve the motion. Motion passed.

E. City Attorney: No report.

POLL FOR PUBLIC COMMENT:

NONE

POLL FOR COUNCIL COMMENT:

NONE

EXECUTIVE SESSION:

Mayor Spalding moved that council go into executive session pursuant to Ohio Revised Code 121.22 (G)(1) to consider appointment of public officials. Council did not expect to take action after, except to finish the Budget Workshop. Council Member Kist seconded and council voted with 6 yes votes to go into executive session at 7:40 pm.

Mayor Spalding moved that council come out of executive session and resume the regular meeting. Council Member Shull seconded and council voted with 6 yes votes come out of executive session and resume the regular meeting. Council resumed the regular meeting at 8:15 pm.

OTHER BUSINESS:

90+ cashVest® Award

Director Staats explained the three+one 90+cashVest Award rewarded public entities for maintaining and maximizing best practices for public funds, managing liquidity levels, keeping good banking relationships, utilizing efficient payment methods, and applying appropriate investment policies. The city's investment managers used data compiled from three+one to guide investments. The city paid a nominal monthly fee to participate in this organization.

Remaining items from City Council Workshop - 2024 Annual Budget Program

City Manager Stefanov, Director Staats, and other staff presented the attached slides.

November 21, 2023

Clerk's note: the presentation is primarily represented by the attached slides. The minutes primarily reflect council questions and discussion.

Director Staats stated that, in 2024, the city projected an increase in the overall All Funds balance of \$1.7 million. Overall, revenues were expected to decrease after significant state and federal grants the city had received over the last 2 years lessened in the next year. 2024 overall expenditures were expected to decrease, some of which was also tied to grant recording and accounting. The city would be returning to a state where the city's operating expenses were about 62% of the city's operating revenues. Because of the grants, recent years had been unusual.

Director Staats reviewed capital projects categories. Roads and utilities were significant, mainly due to grants. The capital budget was based on council priorities, the city's economic development needs, and available funds throughout business park.

Director Staats reviewed a dollar graph to talk about what funds paid for capital projects. Out of the city's income tax revenues, the city kept ~67% related to general operations and general capital improvements. Currently 85% of income tax revenues went into the General fund, 12% went into Capital Improvement fund, and 3% went into the Park Improvement fund.

Director Staats told council the proposed budget included a new capital fund for the Village Center. This was not based on need or requirement, but was an option for council to direct money to the Village Center Improvements fund for capital needs. There were other options to complete projects, however, this Village Center Improvements fund would allow the city to earmark monies to invest into the Village Center. Staff was also proposing a \$5 million dollar transfer to start the fund. The proposed 1.5% annual allocation would not take away from already allocated funds. Staff projected that the General fund would continue to increase even with the new 1.5% allocation. Staff was proposing the Historic Village Center Road Network Extension project, costing an estimated \$5.5 million, to be paid out of the new fund.

Council Member Shull asked and Director Staats confirmed that the 1.5% income allocation would mean a change to the dollar graph displayed earlier. Director Staats stated the 1.5% would stay within the 67% on the graph. It was just repurposing a small piece of the General fund.

City Manager Stefanov stated, if council chose not to designate 1.5% to the new fund, the city could still do annual transfers inside the General fund, assuming money was available. The money would likely to go to the Capital Improvement 401 fund instead. The proposed 1.5% would act like an automatic transfer to a retirement account.

Council Member Shull said the proposal made sense.

Council Member Brisk said that it sounded like a commitment. She asked if there were any other advantages or disadvantages - beyond not being able to use those funds something else. She asked and Director Staats replied that city code could be adjusted by a subsequent ordinance. If Village Center

November 21, 2023

projects ran out, the relevant code could be updated to put the 1.5% back into the General fund. If there were no projects related to the fund's purpose, the Ohio Revised Code allowed the city to close the fund and transfer monies back.

Mayor Spalding understood the proposed fund was an accounting mechanism. Director Staats added it was also a way to preserve, or regulate excess to the reserve, for projects and would not require additional action by council.

Council Member Durik asked and Director Staats answered, technically, if council created a fund under this section of Ohio law, if the city did not have relevant expenses within 10 years, the fund automatically had to be closed and remaining funds returned. The city's Infrastructure Replacement fund was once in jeopardy of that.

City Manager Stefanov stated, depending on council's interest, one option would be to use the new fund for capital maintenance items, like upkeep of roundabouts and Rose Run park. As long as those purposes were referenced when the fund was established, those could be uses. The initial plan to use it for larger expenses, like a new road or utility extensions. Council Member Brisk asked and City Manager Stefanov agreed that, if larger expenses didn't materialize, the city could use the new fund for smaller items, so long as they were in the fund's definition. City Manager Stefanov stated the dollar amount to be set aside was ~\$600,000 a year. It was not a lot, but could add up over a long stretch.

Council Member Kist liked that it sent a message of the city's focus on improving the Village Center – which he thought was one of council's priorities and had kind of stagnated. Council Member Brisk and Council Member Durik concurred. Council and staff discussed potential applications of the fund and anticipated plenty of projects. City Manager Stefanov stated, based on council's feedback, staff would incorporate the new fund and allocation into the 2024 budget.

**** presentation ****

Director Staats described the methods and results of council's Capital Project Workshop prioritization exercise. Projects were listed next to green, yellow, orange, and red categories. City Manager Stefanov said, based on council feedback, red projects would be eliminated from next year's capital projects discussion.

Council Member Fellows asked if there was plan for everything in green and yellow. Director Staats responded that the city had money for all of those projects, depending on the year council wanted to assign to them. Staff put the Zarley Street road improvements in red because the improvements are dependent on potential economic development in the area, and would use funding sources designated for economic development capital projects, and not general capital projects. Therefore, it will also be eliminated from next year's capital projects discussion.

Council Member Fellows asked and City Manager Stefanov answered that the items in red font with asterisks were items introduced by council at the Capital Projects Workshop.

November 21, 2023

Council Member Fellows asked and City Manager Stefanov answered that the adaptive sports complex representatives were waiting on the city to make final updates to the land lease agreement. He hoped to work on that in the coming weeks. He'd heard fundraising had been fairly successful. Mayor Spalding knew the organization had been talking to potential construction partners about costs. Director Staats noted that that project did not have a dollar amount designation. City Manager Stefanov agreed with council members that the city was not planning on making a monetary donation. They were planning on contributing the land for lease. The city would continue to own the land.

City Manager Stefanov stated that staff prioritized in 2024 projects that were significantly in the green. Pickleball probably should have been in green by proximity, but because the majority of scores were in yellow, staff decided to leave pickleball in yellow and have council discuss it more. Did council want a shade structure, what kind of shade structure, did council want to incorporate noise mitigation? Council could fund everything in green and yellow, but there was a physical limitation to the number of projects staff could take on in any given year. If council brought 1-2 yellow projects up to green, that may max out staff and time, depending on project complexity and timeline.

Council Member Fellows asked and City Manager Stefanov answered that the Sugar Run Infrastructure project proposal came out of the meeting with residents.

Council Member Brisk observed there were 7 yellow points under the pedestrian crossing over SR 161 with no idea of what a project like that would cost. Council Member Fellows stated the city could get a grant for it. Director Joly replied that the city did a feasibility study with City of Columbus and the Metro Parks in 2019 to look at pedestrian crossing options in the Hamilton to Harlem Road area. She recalled 3 options, around a \$10 million dollar range, in 2019. She agreed there could be a joint grant application with those 3 stakeholders. That was why that project stayed on the list. If council deemed it a priority, staff would start the work of pulling the stakeholders together. Director Staats stated staff bumped that project out to 2026 for the necessary preparation.

Regarding pickleball, Council Member Brisk thought council had to do something regarding sound abatement - at least look into the options. She thought sound abatement had to happen before the city did anything else with the courts. What were the options, what would it cost, how would that fit into other plans? She wanted to do this before expanding pickleball play into all months of the year. Would a building echo more? The city had to talk to someone.

Council Member Kist agreed that the first step was to engage a professional. He didn't think the city trying to mitigate on its own would be effective. He thought that could happen in conjunction with whatever else council decided to proceed with. Structures could mitigate or enhance the sound. He thought the city should make proposal and have it evaluated by sound engineer.

Council Member Shall described visiting a pickleball tournament with inside courts utilizing a metal structure and it looked like the metal walls were padded for sound. If council moved forward with a structure, there were ways to do sound mitigation.

November 21, 2023

Council Member Kist agreed sound dampening panels would help. He thought a metal roof alone would exacerbate the noise.

Council Member Shull recalled courts in Sarasota which were open air with a roof. It looked great, but the sound went up and out. He thought some form of walls were needed to stop sound going north and south. When he met with Mr. Johnson at his home, the pickleball courts were busy and the sound matched Mr. Johnson's sound study materials. The sound was likely from the 8 courts to west where higher-level players were hitting balls harder. Mitigating sound from the courts furthest west would make a lot of sense.

Mayor Spalding asked and Council Member Shull replied that the current fence screening was mitigating some sound. A more robust material on the fence would likely mean more pressure on the poles when it was windy. Poles could bend or come out. Council Member Shull reminded council that the city came in under budget for the pickleball courts because they did not include a shade structure. \$300,000 of that budget line item was still available. Based on the Joint Park District's (JPD) decision not to move forward with a nearby facility, the \$600,000 the city budgeted for a restroom could be used for that purpose. That meant ~\$900,000 in the 2023 funds to work with. Council further discussed the JPD not going forward on their facility with a restroom. Council and staff further discussed what was included in the \$1.7 million proposed budget for the pickleball courts.

Council Member Durik recalled council talking about landscaping and other sound dampening approaches. He thought the city needed to retain a professional to understand the problem. Council should invest some money to assess alternatives. One could stand 500 feet away from the country club tennis bubble and still hear them, despite it being fully enclosed. The city needed to understand the sound issue before going ahead with roofs and other things. The city had had pickleball courts for 5 months and were already talking about putting a permanent structure over them. Council Member Durik thought the city would see tournaments and potential donors for further court enhancements. Now, the whole cost was falling on the city. He thought putting a roof or something similar over the pickleball courts, when the city had just postponed the Veterans Memorial and Taylor Farm Park was ongoing - which project affected the entire community - the city shouldn't look at pickleball roofs. If the courts needed shade over the sitting areas, for \$300,000, the city should do that. He didn't understand the priority for a permanent pickleball structure when more inclusive projects were pending. The community was going to have a fieldhouse with indoor pickleball play. The JPD was building a major structure. Council Member Durik thought council was running way ahead of itself with pickleball roofs. The city didn't put roofs up for tennis or basketball, but was proposing putting them on pickleball courts. He had trouble saying yes to something like that when the city wasn't doing the veterans memorial. He couldn't say to constituents that was more important to do the pickleball project and postpone the veterans memorial. He was okay with shade over the seating areas that would block sun and rain. He was not against pickleball, but he was against running out and spending another \$1.7 million on this.

Council Member Shull stated that the pickleball tournament was July 20, 2024.

November 21, 2023

Council Member Durik thought a tournament was great and wanted to see the results before constructing a pickleball building. The city hadn't seen donor money. Under the current proposal, the city was funding all of it.

Council Member Fellows said that Council Member Durik made good points. He didn't think council should invest \$300,000 because that would not help with the sound - if sound mitigation was what the city was doing.

Council Member Kist understood the planned shade structure was for folks who weren't playing and was separate from sound abatement. Council Member Brisk agreed. Council Member Kist didn't think the only solution to abating sound was a building. There would be less costly options. He thought council could look at both sound and shade.

Mayor Spalding said coverage was not likely extend to all of the courts. Even if covering was the preference, it was not the full answer for sound abatement. He agreed with Council Member Kist that council needed to separate those 2 issues. It didn't make sense to do the full shade. He suggested a temporary shade structure knowing that the city was still evaluating covering half of the courts. Getting the sound evaluated was a priority, shade was second, on half the courts the city wasn't covering. Council could keep looking at what a permanent structure may look like while allowing additional time to fundraise and gain additional community support.

Council Member Brisk was leaning towards Council Member Durik's position. She planned to play pickleball in Upper Arlington in the winter and she'd much rather be playing in New Albany. But she was not sure that now was the time to for council to spend that money and finish off this project. She thought council should do the sound mitigation, see what the year would bring in projects, see where the city was, see what happened with fieldhouse, and see how the tournament went and maybe that raised money and gave the city more support. She didn't understand rushing for this winter and wasn't sure the timing was right.

Mayor Spalding thought council needed to discuss restroom facilities, given the capacity and demand.

Council Member Durik stated he had no issue with building restrooms. The shelter the JPD was going to build would have been nice. Council and staff further discussed the shelter project that the JPD canceled.

Mayor Spalding suggested a covered structure could extend further to the west to encapsulate a restroom facility. Council Member Shull agreed that was the thought – to help basketball and pickleball.

Council Member Durik asked why the city would extend a roof for restrooms versus building them. Mayor Spalding recalled a \$700,000 estimate for restrooms alone. If those could be built as part of larger structure project, that could mitigate the cost.

November 21, 2023

Council Member Fellows said it would be nice to partner with the JPD on something. Council Member Shull said the JPD's concern was the amount of money going into the recreation center. Until that was completed, they were not interested in the shelter. Council Member Brisk asked if what the city would construct would be redundant to the JPD fieldhouse.

Mayor Spalding observed that this is a budgeting process. Council wouldn't decide on the project now. It was giving direction to staff to plan the year. The city had the money to do all the projects in green and yellow. The city manager wanted council to pare down list because staff couldn't do them all. Sound mitigation, landscaping, and some element of shade provision for pickleball in the short term could be done. Council members agreed.

Council Member Shull stated \$150,000 of landscaping was going in now. Some trees would be relocated to help with the sound.

Council Member Fellows suggested going back to the JPD to offer more money towards the shelter they previously proposed.

Mayor Spalding assumed, if the city built a pickleball structure for \$1.7 to \$2 million, an included restroom would be cheaper than \$700,000.

City Manager Stefanov stated staff would proceed with sound mitigation analysis and come back to council with results. Based on that, council could decide what to do. He'd heard interest in some type of shade on 8 courts or the space between those 8. If the shade would be short-term, he understood council wanted to go with something less expensive. If the shade structure had life expectancy of 24-36-months, versus 10 years, he understood that was probably preferable.

Mayor Spalding stated he wanted to cut down the amount of touch points for staff. Putting out lawn chairs and umbrellas meant a lot of manpower and associated staff cost.

Council Member Brisk said, if majority of council thought strongly, in the next 1-2 years, it was going to do a full indoor building over 8 courts, should council just do that? Was the city wasting money doing it piecemeal now? She recalled this same dilemma a year ago.

Council Member Shull did not think there was a consensus on a building.

Council Member Kist noted the JPD was developing an indoor facility right across the street. He expected, on weekdays, people could use those courts in the winter time. He saw redundancy. He was okay leaving the \$1.7 million in the budget as a place holder and deciding later. Mayor Spalding and Council Member Brisk concurred.

City Manager Stefanov said a structure would be considered in the 2025 budget. Staff could do some analysis in 2024 and report back to council.

November 21, 2023

Council Member Brisk noted, during that time, the city could resolve the other projects that Council Member Durik raised.

Council Member Shull said, even if council approved a pickleball building now, there wouldn't be a building until 2025.

Council Member Durik asked, had the city had committed to a pickleball structure timeline? Council Member Shull said no. Council Member Durik said this was the same as with roads or Taylor Farm Park. Council could agree on a project, but it took time to get it done.

Director Staats suggested that council leave the 2024 budget as proposed and reconsider this mid-year. Council members agreed.

Mayor Spalding asked council about the rest of the projects in green and yellow.

Council Member Durik recalled security system cameras for Taylor Farms and Rose Run Park. Those were permanent investments. City Manager Stefanov responded that those would come out of the General fund.

Council Member Fellows asked about the Taylor Farm Park shade structure over the playground. Director Joly replied that the budgeted amount in green was for playground shade. The picnic shelter was a new addition to cover benches and picnic tables. Those would be located north and west of playground. Council Member Fellows liked the aviary viewing shelter. Director Joly confirmed the playground shade structure would be complimentary to that. She further described keeping the same aesthetics in Taylor Farm phase 2.

Council Member Brisk asked and Administrative Services Director Adrienne Joly answered that the additional playground equipment included amenities for older kids at pocket parks. Council Member Brisk expressed interest in moving that item up to green. It was not lot of money.

Council Member Fellows asked and Director Joly replied that staff looked at options for different parks, including Lambton, Byington, and James River. Sumption's pocket park had a rope climber, a good option for older kids. Staff was recommending bringing things like that to the other pocket parks.

Mayor Spalding agreed with Council Member Brisk that if staff had the capacity to upgrade the pocket parks in 2024, that would be great. City Manager Stefanov thought it could be done.

Council Member Fellows asked and City Manager Stefanov answered that the consultant for the traffic calming implementation design should have something to present shortly. Staff would bring council a menu of choices with recommendations for specific roads. Council could then prioritize the roads where it wanted to implement solutions.

November 21, 2023

Council Member Brisk asked and City Manager Stefanov replied that if the city could get the SR 605 project constructed during the summer of 2024. Mayor Spalding asked if negotiations with school were proceeding. City Manager Stefanov answered that he would raise it again with Superintendent Michael Sawyers. Council Member Brisk suggested the conversation for a task force meeting.

**** presentation ****

Director Staats reviewed the Updates to Capital slide.

Council Member Brisk asked and Director Staats confirmed that staff was recommending \$1 million for potential changes to projects, inclusive of Rose Run 2, then decreasing that amount to \$500,000 in subsequent years.

**** presentation ****

Council Member Brisk asked and Director Joly answered that the Taylor Farm Park budgeting was partly creating realistic timeline expectations. It would help staff to know Taylor Farm phase 3 was a priority for council because there was a lot of advance work that needed to be done – foundational questions and decisions about who was going to locate there, the programming needs, the structure of an agreement with an outside partner, etc. There were things to be considered before the city started spending money on concept of feasibility design.

Council Member Kist asked and Director Joly confirmed that the budgeted \$1 million strictly soft design cost. She anticipated involving some specialized design professionals to consider barn relocated, historic renovation versus rehabilitation, whether the building needed an add-on. All questions needed to be answered before figuring out design costs.

Council Member Fellows asked and Director Joly responded she couldn't predict if Taylor Farm phase 3 would occur in 2026 to 2027. There was a lot of decision making with direction from council that had to come first.

Council Member Brisk asked and Director Staats answered that the Taylor Farm picnic shelter was slated for the 2025 budget for \$400,000. Director Joly stated the picnic shelter was an add-on, not really phase 2.

Council Member Fellows asked and Director Joly responded the goal was to open the Taylor Farm gardens, restroom, and equipment shelter in May of 2024. Boardwalks would be in the summer of 2024. Final plantings would be in the fall of 2024 to spring of 2025, depending on plant availability and the planting window. Railings could happen in April of 2024 for the phase 1 boardwalk.

Council Member Brisk asked and Director Joly responded that staff wanted to know that Taylor phase 3 was a priority for council in order to start preparatory work. Having the \$1 million could help to

November 21, 2023

advance the preparation if council and staff answered the foundational questions about scope. If council wanted to push phase 3 out to 2025, that was fine. The picnic shelter had not been started on. It could be included as a change order to the phase 2 contract. Council and staff further discussed Taylor Farm project scheduling.

City Manager Stefanov stated that staff didn't need vote that evening. Staff could adjust the numbers so council would have something accurate to vote on at the December 5 meeting.

Council Member Fellows did not think there was dispute on the numbers, even with pickleball, council wasn't clear on it yet, but wanted to keep the money there for now.

Council agreed with the numbers could stay the same and did not indicate they wanted further discussion on capital projects.

**** presentation ****

Director Staats reviewed the City Council slide. Council's budget included the COLA adjustment of 3%, same as staff. Back in 2022, events and programming were moved out of council's budget. Those stayed about the same for 2024, including grants at \$96,000, events at \$225,000 which number incorporated in-kind services, fireworks at \$45,000, and holidays lights at \$50,000. She further reviewed the council grant program and McCoy Center maintenance and capital amounts. There was a buffer of \$70,000 within the community investment program for other initiatives at council's direction.

Council Member Fellows asked and Director Staats answered that the IDEA Implementation Panel and Sustainability Action Board budgets fell under community investment programming. It also included holidays. Those budgets were the same as previous years.

City Manager Stefanov said if council wanted to add something between now and December 5 to let him know. Council Member Fellows suggested lighted Christmas tree across from Eagle's Pizza.

Council Member Fellows hoped for more Oktoberfest sponsors. There was \$76,000 budgeted for Oktoberfest. He hoped the cost would be offset by sponsors and council could shift that money around.

City Manager Stefanov solicited further input from council for the December 5 second reading of the ordinance. The ordinance could also be tabled to December 19. Mayor Spalding noted he would not be at the December 19 meeting. Council and staff further discussed timing.

Director Staats stated staff wanted confirm the 3% COLA for employees and make sure that was okay with council. Mayor Spalding answered that, yes, council had historically taken the city manager's recommendation regarding COLA adjustments. He saw no reason to deviate. City Manager Stefanov thanked council.



Council Minutes – Regular Meeting

November 21, 2023


Director Staats offered to meet and talk with council as needed the following week.

ADJOURNMENT:

With no further comments and all scheduled matters attended to, Mayor Spalding moved and Council Member Kist seconded to adjourn the November 21, 2023 regular council meeting at 9:38 pm.

ATTEST:


Jennifer H. Mason, Clerk of Council

 12/19/23
Marlene B. Brisk, President Pro Tem Date

Phil Johnson

Pickleball sound slides
11/21/2023 council meeting





Conclusions

- To inform all parties that noise from the Pickleball courts at Bevelhymer Park is entering onto the property at 7598 Bevelhymer Road.
- All efforts on pickleball courts moving forward should be focused on eliminating noise transmission onto surrounding residential properties.

Supplemental Information on Noise and How It Can Affect Someone

Noise is unwanted sound. This may be a subjective assessment or it may imply effects on health, well being, and speech communication. Community noise impact is assessed in terms of both annoyance and public safety.

Sound/noise is a psychosocial stressor that activates the sympathetic and endocrine system. Acute noise effects do not only occur at high sound levels in occupational settings, but also at relatively low environmental sound levels when, more importantly, intended activities such as concentration, relaxation or sleep are disturbed. [WHO, *Night Noise Guidelines*, p. 61]

The sympathetic nervous system is part of the autonomic nervous system and is involved in the body's fight or flight arousal response. Chronic activation of the sympathetic system leads to stress, fatigue, and anxiety.

The main concern in regard to noise from the pickleball courts is the sound produced by the impact of the hard plastic ball on the paddles. This sound is characterized by a sudden onset and brief duration, thus classifying it as impulsive sound. The spectral content of the paddle impact is narrowband with a center frequency typically between 1,000 and 2,000 Hertz. This is near the most sensitive frequency range of human hearing.

Supplemental Information on Noise and How It Can Affect Someone

Persistent impulsive sounds create annoyance because they are similar to sounds that contain important information about our environment such as footsteps, a door opening, a tap at the window, or speech. We are sensitive to these types of sounds because they alert us to events occurring nearby that we may need to respond to. Continuous false alarms such as the popping sound created by pickleball paddle impacts make it difficult to relax, concentrate, or sleep soundly without disturbance as each time a pop is heard it draws the attention, creating distraction.

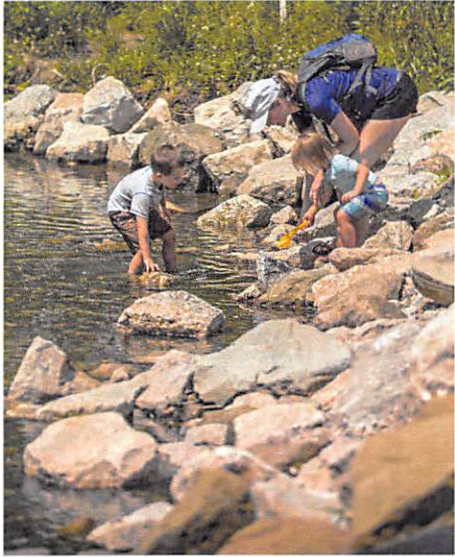
The main concern for neighbors living close to pickleball courts is the popping sound produced by the paddle when it strikes the ball. This sound is narrowband, imparting a sensation of pitch, and very short in duration. For the latter reason, measurement techniques that involve averaging the sound pressure over time tend to underestimate the noise impact of the impulsive sound produced by the paddles. For this type of sound, the noise assessment methodology described in [ANSI S12.9 Part 4](#) for the highly impulsive classification of sound, based on adjusted sound exposure level, is recommended as the most accurate means of assessing the community response to pickleball paddle impacts.



BUDGET RECOMMENDATION

Objectives – Day 2

- Review 2024 “All Funds” budget & overall projections
- Review Capital Budget & priorities
 - *Village Center Capital fund options*
 - *Confirm projects & timelines*
- Review Council Budget & COLA
 - *Confirm COLA for C.O. 155 employees*
 - *Review miscellaneous Community Investment funding*
 - *Address other Council initiatives*



NEW ALBANY

ALL FUNDS

Budget Book Pages 54-57

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≡ ALL FUNDS

2024 All Funds Budget (pages 54-

- 55)
 - 2024 projected increase in overall balance – \$1.7M
- 2024 overall revenues expected to decrease
 - *State grant*
- 2024 overall expenditures to decrease
 - *Capital expenses (\$24.6M)*
 - *Operations (\$6.8M)*



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ALL FUNDS

Consolidated Financial Presentation – All Funds (pages 54-57)

- Overall picture of funds; not appropriate to measure overall budget health due to fund balance restrictions
- Op. expenditures small % of op. revenues (35.96% - 2024 Proposed vs. 33.85% - 2023 Amended)
- Consolidated Presentation by Operation – shows the general fund activity vs. other 2024 categories

Consolidated Revenues, Expenditures, and change in Fund Balance vs. Overall Fund Balance

2024 Projected Year End Fund Balances by Category

NEW ALBANY

CAPITAL PROJECTS


Budget Book Pages 253-266

NEW ALBANY

CAPITAL PROJECTS

- Includes General Capital & ED Capital Projects
 - Based on Council Priorities
 - Based on ED needs & available \$


2024 CIP by Category		
Detail	Total Project	Percent of CIP
Roads & Utilities	\$ 98,300,000	65.6%
<i>Streets, streetlights, signals, water & sewer lines</i>		
Parks & Open Spaces	\$ 48,562,173	32.4%
<i>Parkland, stream corridors, civic spaces, streetscapes</i>		
Bike & Pedestrian Connections	\$ 1,350,000	0.9%
<i>Leisure trails, bike lanes, sidewalks</i>		
Facilities	\$ 1,650,000	1.1%
<i>Public buildings, parking</i>		
Total	\$149,862,173	100%



NEW ALBANY

CAPITAL PROJECTS

Distribution of Income Tax Revenue – Primary Source of General Capital Project Funding



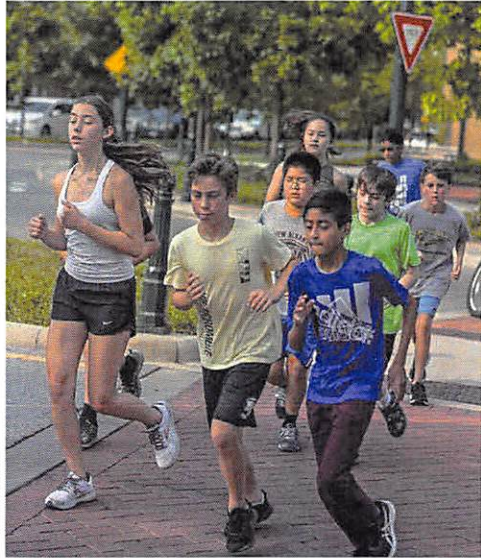
The diagram shows a one-dollar bill with the following revenue distribution callouts:


- 3% Park Improvement
- 12% Capital Improvement
- 85% General
- New Albany Revenue 67%
- Revenue Sharing 33%

CAPITAL PROJECTS

Village Center Improvements Fund (page 94)

- Proposed New Capital Fund
- \$5M Transfer from General
- 1.5% Income Allocation
 - *Reduces General Fund Allocation to 83.5%*
 - *Monthly allocation – Code update*
- Revenues approximately \$600K annually
- Historic Village Center Road Network Extension Project - \$5.5M





CAPITAL PROJECTS

City of New Albany
Capital Workshop Priorities 2024

9/11/2023

Weighted Points
5 3 1

Rank	Project	Estimated Cost	Budget Year	Fund	Weighted Points			Total
					GREEN	YELLOW	RED	
	Police Department Remodel - Design	150,000.00	2024	Capital	7			35
	SR605 Drop Lane - Construction	1,500,000.00	2024	Capital	7			35
	Windsor Park	500,000.00	2024	Parks	7			35
	Sugar Run Infrastructure (TAPASAG)	500,000.00	2024	Parks	7			35
	<i>Other Project - Sugar Run - Enclave Bridge*</i>	50,000.00	2024	Capital	7			35
	Taylor Farm Shade Structure (+/- \$250K)	250,000.00	2024	Parks	6	1		33
	Bevelhymmer & Walnut Rd RAB - Design	500,000.00	2024	Capital	4	3		29
	Traffic Calming Implementation Design - possible new annual program	500,000.00	2024	Capital	4	3		29
	SR605 Drop Lane - Design	100,000.00	2024	Capital	5	1		28
	Pickleball Shade Structure (\$300K - \$2.7M)	1,700,000.00	2025	Parks	3	4		27
	Taylor Farm Picnic Shelter	400,000.00	2025	Parks	1	6		23
	<i>SR161 Pedestrian Overpass*</i>	-	2025	Capital		7		21
	Taylor Farm 3 - Farmhouse & Barn Relocation Concept Feasibility	500,000.00	2025	Parks		7		21
	Additional Playground Equipment @ 3 Playgrounds	362,000.00	2025	Parks	2	3	2	21
	<i>Other Project - Adaptive Sports Donation*</i>	-	2026	Capital	3		4	19
	Market Square/Library Enhancements	1,000,000.00	2026	Capital	1	3	3	17
	Kitzmiller	300,000.00	2026	Capital		4	3	15
	Ealy Bridge	-	2026	Capital		3	4	13
	Bicycle Hubs	-	2026	Capital		3	3	12
	Basketball @ Thompson	30,000.00		Capital			7	7
	Tidewater Nature Preserve	-		Capital			7	7
	Zarley Street Road Improvements	2,500,000.00		Capital			6	6
	Dog Park	-		Capital			6	6

CAPITAL PROJECTS

Updates to Capital

- Windsor – Estimate update to \$750K
- Miscellaneous designated for potential change orders to PY projects and planning/design costs for potential new projects
 - Increase to \$1M
 - Potential re-work of Rose Run II
- Taylor Farm Phase III - Buildings
 - Work to be done before design
 - Options for uses of buildings
 - Potential Coordination with HNA
 - Overall project goals
 - Concept design moved to 2024 and increased to \$1M



NEW ALBANY

CAPITAL PROJECTS

Council Direction Requested

- Review Capital Budget & priorities
 - *Village Center Capital fund options*
 - *Initial transfer and Ongoing 1.5% allocation to new fund*
 - *One time transfer to Capital Improvement Fund*
 - *Confirm projects & timelines*
 - *Windsor Park*
 - *Taylor Farm III*
 - *Others*



NEW ALBANY

CITY COUNCIL

Budget Book Pages 133-136

≡ NEW ALBANY ≡

≡ CITY COUNCIL

- Council compensation
- Community Investment (Admin)
 - Grant Program
 - Events (July 4th, Oktoberfest)
 - McCoy maintenance
- Other Council initiatives



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CITY COUNCIL

Council Direction Requested

- Cost of Living Adjustment – 3.0% for C.O. 155 Employees



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END OF DAY 2 PRESENTATION

≡ NEW ALBANY ≡

NEW ALBANY


NEED TO UPDATE NEXT SLIDES – Still deciding approach – Will likely do a handout instead just showing the history of Oktoberfest, Independence Day, Springfest, McCoy Maintenance & Village Center Incentive actual costs.....

Can also print out the detail in the community investment miscellaneous account from central budget entry

CITY COUNCIL HOTEL/MOTEL BED TAX REVIEW

- General Fund – 75%
- Hotel Excise Tax Fund – 25% - Distributed to the Chamber for CVB activity
- Anticipate increased revenue with increased construction and new hotel
- Village Center and Hotel incentives paid from General Fund Portion
- Remaining General Fund revenue available for Grants & Donations and CEB/Chamber city events

HOTEL TAX REVENUE	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2022		2023
	Actual	Actual	Actual	Actual	Actual	Actual	Actual	Actual	Actual	Actual (10/31)	Projected	Proposed**	
General Fund	\$ 72,671	\$ 168,686	\$ 184,065	\$ 258,630	\$ 328,232	\$ 343,522	\$ 586,464	\$ 236,594	\$ 279,607	\$ 218,842	\$ 410,000	\$ 510,000	
Incentives	-	(86,471)	(120,624)	(116,375)	(87,106)	(78,881)	(74,780)	(63,015)	(12,270)	(12,270)	(12,300)	(115,000)	
Available	72,671	82,215	63,441	142,255	241,126	264,641	511,684	173,579	267,337	206,573	397,700	395,000	



CITY COUNCIL GRANTS AND DONATIONS

- CEB/Chamber – General & “In-Kind” – Spring Event & 4th of July
- CEB/Chamber – Oktoberfest
- Other Grants – Awarded each year based on application process

	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022 YTD 10/31	2022 Am. Bdgt	2023
Grants Budget (including CEB)	97,000	126,000	104,000	89,000	104,000	175,000	175,000	175,000	200,000	225,000	225,000	225,000
CEB/Chamber - General	20,000	20,000	28,000	32,300	48,800	40,000	50,928	10,000	28,297	50,376	50,376	50,000
CEB/Chamber - "In-Kind"****	-	-	-	-	-	15,000	14,000	-	-	-	15,000	15,000
CEB/Chamber - Oktoberfest	-	-	22,505	-	-	-	45,000	-	69,257	57,000	72,000	72,000
Other Grants - Disbursements	55,000	68,000	55,000	33,156	38,000	37,683	51,294	62,500	60,755	65,500	65,500	88,000
Other Grants - "In Kind Services"****	-	-	-	21,344	16,500	25,493	34,000	-	28,312	10,000	10,000	-
Total Actual	75,000	88,000	105,505	86,800	103,300	118,176	195,222	72,500	186,621	182,876	212,876	225,000
Grants Remaining Balance	22,000	38,000	(1,505)	2,200	700	56,824	(20,222)	102,500	13,379	42,124	12,124	-

