



## Council Minutes – Regular Meeting

June 6, 2023

### CALL TO ORDER:

Mayor Spalding called to order the New Albany City Council Meeting of June 6, 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, Administrative Services Director Adrienne Joly, Police Chief Greg Jones, Public Service Director Mike Barker, Engineering Manager Ryan Ohly, Economic Development Manager Sara Zeigler, 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	P

### ACTION ON MINUTES:

Council adopted the 5/16/2023 regular meeting minutes as submitted by consensus.

### ADDITIONS OR CORRECTIONS TO THE AGENDA:

Mayor Spalding reported that staff had requested an executive session for economic development. Mayor Spalding moved to add an executive session pursuant to New Albany Charter Section 4.03(E) for economic development purposes. Council Member Shull seconded and council voted with 7 yes votes to amend the agenda to add the executive session.

### HEARING OF VISITORS:

Proclamation – Declaring June as PRIDE Month - Mayor Spalding read the proclamation aloud. Alexandra Fox introduced Elliot Lemberg - both on the Pride New Albany Board of Directors. Pride New Albany wanted everyone who lived, worked, and visited New Albany to feel like they belonged. They hoped to continue partnering with the city to build more of these steps, because every step mattered. She described the Art Tile Hunt happening throughout the month. June 8: Pride New Albany Day. They would have a booth at the Farmers Market. June 10: Pride New Albany would host a business ally market at BrewDog. June 17: the organization would march in the Columbus Pride Parade with other area organizations. July 4: Pride New Albany would march in the New Albany Independence Day Parade. They could be found on Facebook, Instagram, and TikTok.

Council Member Kist said the Art Tile Hunt was one of his favorite things. He thanked New Albany Pride for all they did.

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Council Member Wilttrout stated that Pride New Albany was a fantastic organization. She appreciated what it stood for, especially on how it focused on bringing community together.

Columbus Metropolitan Library Presentation – Patrick Losinski, CEO of Columbus Metropolitan Library, and Ryan Burley, New Albany Branch Manager, were present to talk about the Columbus Metropolitan Library (CML). Mr. Losinski was making the rounds to all 10 school districts, partly as a reminder about what the library offered and because it was CML’s 150th anniversary. He gave a brief history of CML which started in Columbus City Hall in 1873 and was open to all.

Mr. Burley stated the first New Albany CML branch opened 1938 on County Station Road. It was relocated to the New Albany Highschool in 1998. The branch opened its current location in 2003 and was renovated in 2021. Mr. Burley had worked at the New Albany branch over 10 years, starting as the Youth Services Manager. Mr. Losinski distributed a folder containing the attached map showing the regional distribution of customers. The New Albany Branch had issued over 2,000 new library cards this year. They had hosted reading buddy sessions, helped students with homework, improved reading skills, and seen over 87,000 customer visits. The branch offered programs throughout the year – 70 programs this summer. They were proud of their Volunteen program – over 90 teens were helping out around the library. Former Volunteen participants still talked about it.

Mr. Losinski stated there would be programs all year long under the sesquicentennial banner. The first Columbus Book Festival would take place July 15-16 in the Topiary Park. He reviewed CMLs programs for Kindergarten readiness, local school districts, community support, adult education, and social services. He emphasized the LinkedIn Learning programs which included free, high quality training videos. The library couldn’t cross-market with any other partners, so he was spreading the news by word of mouth. LinkedIn Learning covered a wide variety of topics. Participants could get certifications. It was available 24/7 and could be a city staff resource.

Mr. Losinski stated CML was working with Moody Nolan on a library entrance facing Rose Run Park, creating a civic space. The CML board voted for a 1.5 mils additional levy on the November ballot. CML’s last levy was 15 years prior. He expected the levy amount to drop to 1.1 mils in January due to new property assessments.

Council Member Shull stated he loved story time, staff did a great job. Council Member Shull asked and Mr. Losinski confirmed that the LinkedIn program was accessible at home or anywhere.

Council Member Kist complimented CML on the local branch renovations, the new library in Reynoldsburg, and the way the CML had evolved in the age of screens. He observed there were more kids in the library after school now than before. Mr. Losinski stated the library embraced being a community center, even during COVID when they provided tests.

Council Member Brisk was impressed with the central Ohio library system and the social outreach to people who needed it the most. New Albany was proud to have Mr. Losinski as a resident.

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Council Member Wiltrout recalled moving to New Albany with her 16-month-old twins. The library was where she met all her mom-friends and where she began building community.

Mayor Spalding thanked Mr. Losinski. He described going in the week before the election to read books and seeing kids excited about voting and civic engagement early. He was excited to hear about the renovations facing Rose Run Park.

Presentation: Living next to a Wetland - Director Joly reported on Taylor Farm Park progress - the playground, landscape buffer, stone paths, and boardwalks. Staff was eager to get the Park opened. The city was learning, as construction continued, about all the wildlife and insects that came with a wetland. Neighbors who lived next to Taylor Farm were sharing their experiences of the insects and what they were experiencing. Director Joly connected with the Metroparks. They emphasized the importance of having a mature wetland with insects, predators, and a balanced ecosystem, as well as education. Their tagline was: healthy wetlands don't bite. Director Joly reached out to The New Albany Company who built and was monitoring the wetlands. She invited Rob Milligan from EMH&T to provide education and information for council and park neighbors. Mr. Milligan had been involved in many of the wetland banks in New Albany.

Rob Milligan, Principal at EMH&T, Director of Environmental Department, stated he was a wetland biologist. He lived in Hampstead Village. New Albany had 100s of preserved wetlands. The city had developed around and preserved them since the early 1990s. Wetlands were located throughout the city's neighborhoods, in the Country Club, in Hampstead Village, next to residential lots, in the business campus, and adjacent to civic projects. There were wetlands on the EMH&T property. They were very common, and New Albany valued preserving and working around them, making them a community asset.

Mr. Milligan had been involved with Taylor Farm Park at the beginning, when it was a farm field. That site was the culmination of 30 years of learning. It was a very diverse system. There were forest wetlands, shrub/scrub wetlands, vernal pools for amphibians, waterlily aquatic zones, and an area for water fowl. Residents had reported seeing 100s of ducks of different species who seemed to like the site. He got a report of 2 sandhill cranes, and endangered species, nesting off of Beech Road. He would expect to see these things at Taylor Farm, but it was not finished. It was very early in the process. They were not done planting. There were 6,000 trees, seeding, and waterlilies to install. There were growing pains with an immature wetland. They didn't have dragonflies, beetles, amphibians, and frogs which would come in and provide balance - once the site was done being disturbed by construction. Plant life would grow.

Mr. Milligan recognized that midges were a frustrating problem and he was not there to diminish that, but to provide context. Research showed that midges were important to the environment, they took up nutrients and were part of the food chain. Birds, bats, dragonflies, beetles, fish - a lot of things ate midges. When there was a midge population spike, it could be annoying. He believed the reason for the spike was that Taylor Farm was farm field for a long time, fertilized year after year. It went under construction as soon as the last crop came up. Left over fertilizer got into water. Vegetation hadn't taken off yet. The area was just seeded, trees weren't yet planted. He would expect, as that site matured, the plant life would take up the excess nutrients. That, plus predators, would stabilize the midge population, get the site into equilibrium.

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Mr. Milligan referred to the attached photos of the Fodor and Taylor Farm wetlands. The Fodor wetlands, next to Church of Resurrection, were similar to Taylor Farm. There were houses with rear porches close to wetlands. The system and forest were mature. Fodor was an example of what Taylor would become.

Mr. Milligan understood he wasn't giving an immediate solution to the midge problem, but 1-2 years of a solution. More immediately, midges had an extreme affinity to white light which was commonly used on residential porch lights. House windows which faced wetlands showed lights on at night. It was like a beacon for insects. When populations spiked, cultural control from residents could have an impact. Adult midges were hard to treat with pesticides and insecticides because they lived for 3-5 days. They didn't eat much, didn't bite or carry disease. You could spray one day, but they may have died the next day on their own anyway. It was difficult to spray the breeding grounds for larva because one would have to use a tremendous amount of insecticide, spray a large area, and it was hard to target the midge lifecycle. The Taylor Farm wetlands were on the flood plain for Rocky Fork and Sugar Run creeks. Additionally, the site was under an environmental covenant overseen by the Ohio EPA. The covenant document did not allow insecticides or pesticides to be sprayed on wetlands. Mr. Milligan verified this by phone call with the Ohio EPA. The EPA manager had been on the site and said they would not allow that activity within the covenant areas. Any spraying would have to happen outside the park.

Mayor Spalding asked and Mr. Milligan responded that he was not aware of a category of predator of the midges that could be purchased and introduced. One could increase birding habitat or introduce bat houses. The Fodor wetland had bird boxes scattered on the site. Those could help. The biggest thing would be getting the vegetation to mature and bind nutrients at the site.

Council Member Fellows asked whether mosquitos would become a problem. Mr. Milligan recalled a Bill Resch talk on mosquitos. A healthy wetland, per studies, didn't have more mosquitos than a typical pond or stormwater basin. Getting to the healthy point was important. Yes, there could be a mosquito problem this summer. He expected it to diminish over time. He was not aware of mosquito complaints around Fodor. Council Member Fellows observed that the county sprayed for mosquitos. Would spraying the neighborhood impact the wetland? Mr. Milligan was not concerned about spraying the neighborhood or the amenities at the park. If the neighborhood needed to be sprayed, it could be.

Council Member Brisk asked and Mr. Milligan answered that yes, the neighborhood could be fogged. Mr. Milligan had read that the most effective method was physically spraying on siding, eaves, and around the foundation with a residual insecticide. That would kill the adult midges. Mr. Milligan didn't know more about that product or safety concerns.

Council Member Durik asked and Mr. Milligan responded that he wasn't a midge expert. He had been reading a lot. He understood the population came in spikes. They could spike in May for 1-2 weeks, then come back 6-8 weeks later in another spike. It was more of a spring/early summer phenomenon, not year-round. It had a seasonal aspect because of the life cycle.

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Council Member Kist asked and Mr. Milligan answered that vegetation would mature in about 1 year. Trees would take longer. The wetlands and buffers had been seeded. Everything outside of the buffers that was part of the park property had been seeded. It was currently at 10-15% growth. He expected growth next year to be very thick. He anticipated a 1-2 year maturation period for frogs and other insects.

Council Member Fellows asked and Mr. Milligan agreed that the mature wetland would be an amenity to adjacent properties. Mr. Milligan had not heard complaints about wetlands in his Hampstead neighborhood. The school campus had a wetland adjacent to the football stadium. It was special to have a property this large, diverse, and accessible with leisure trails in the middle of the city. Very few communities had this. We needed to get past some early growing pains.

Courtney Lynch, 5053 Cloudberry Pass, stated she was an epidemiologist with a background in biology. She was one of the homeowners who lived adjacent to Taylor Farm Park. They were thrilled that The New Albany Company had bought the land. Concern had grown. She thanked Director Joly for kindly receiving all the complaints. Ms. Lynch agreed with almost everything Mr. Milligan said. The problem started the prior year. Midges populated from roughly May to September. Last year, they couldn't use their fire pits or sit outside. At first, they thought were big mosquitos. Hampstead Green always had issues with mosquitos and had professionally sprayed. Earlier in 2023, there was a massive cloud of bugs in middle of the afternoon. She learned they were midges and brought this to Director Joly's attention. Ms. Lynch had been reading about what could be done. Her community understood that, 10 years from now, this would not be a problem. It was a huge problem now.

Mr. Lynch agreed that these seemed to be non-biting midges. However, since she had been collecting complaints, she had had neighbors text pictures of their children covered in bites. They are upset because their children can't play outside. She agreed that the midges lived 3-5 days, so spraying didn't help. They had done that. It didn't work. A new batch came later. They were requesting that the city petition the EPA to put something in the water out there, a low-risk microbial pesticide called BTI. It was very specific to just the larva of midges, black flies, and mosquitos. It was non-toxic to humans. It could be used indoors on houseplants. She enjoyed wildlife. She was aware they over fertilized their property. She asked the city to consider, for 1-2 years, putting BTI in the wet portion of park.

Ms. Lynch said neighbors had asked her to communicate 2 more problems. The buffer planting was not all done yet. People were worried. There had been an influx of people wandering around at night - dogs off leashes, people with head lamps. This land was unique in that it was close to the highway and Target. There was a security concern. Mr. Lynch reached out to Director Joly who said she'd look into it. They had an incident a few weeks ago where someone called and was directed to call Columbus. The main reason people wanted that buffer zone planted as soon as possible is because they had people wandering in their back yards. She thanked the city for moving back the walkways from residential back doors and for providing a 5-foot buffer zone, allowing folks to mow. They did appreciate, 10 years from now, the park would be an asset. People were really worried right now. They were substantially worried, in the near term, that it could adversely impact their property values.

Ms. Lynch added that she was a fan of the library. She also felt lucky to live here.

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Mayor Spalding stated that the city would do a deep dive to see what was acceptable to combat the problem. Staff would talk to the EPA. Ms. Lynch said they recognized there were regulations – anything the city could do to get dispensation would be appreciated.

Mayor Spalding stated he knew there was a lot of planting left to do. Staff could perhaps provide an update on the buffering. Regarding security – they city worked hard to make sure there were city cameras on certain areas. He expected some cameras. Those may come with structures further down the road. The park would be developed soon. Ms. Lynch stated residents would be happy to hear that. Mayor Spalding encouraged questions and ongoing input from residents.

Kirk Smith, 6830 Central College Road, thanked council, the New Albany Police Department, and the Plain Township Fire Department. Last Thursday was the last day of school. Rarely did he see events which brought the city together like the last day of school. He attended 3 end-of-school-year celebrations. These were the things that connected us. That last day of school was unique and made the community come alive.

Mayor Spalding recalled always having the Kona Ice truck available on the last day of school, so was happy it came together. He noted that the 3-tier bus schedule left some older kids out. Council Member Wiltrout said her kids arrived on the last bus and many greeted them with water guns. Mayor Spalding agreed it was a fun day and another example of everyone coming together.

**BOARDS AND COMMISSIONS:**

PLANNING COMMISSION: No meeting.

PARKS AND TRAILS ADVISORY BOARD: No meeting

ARCHITECTURAL REVIEW BOARD: No meeting

BOARD OF ZONING APPEALS: No meeting.

SUSTAINABILITY ADVISORY BOARD: No meeting.

IDEA IMPLEMENTATION PANEL: Council Member Brisk reported that the Juneteenth celebration would happen on June 19 from 4-8 pm at the Hinson Amphitheater. Residents were excited. Director Joly and Community Program Administrator Brooks had been working hard. She hoped everyone would come out and support the event. It would be the first festival-type IDEA panel event. Council Member Wiltrout pointed out that the focus group devoted a lot of time and resources to make it authentic and beautiful. We needed to get people there. She encouraged council to talk to their friends and get people attending. The hired performers were high quality. There would be kids’ programming - students had volunteered to help with crafts. Representatives from Intel were coming. Council Member Brisk thought Meta/Facebook was also sending representatives. This event was about making a community - where everyone who worked here, lived here, or played here felt welcome here.

CEMETERY RESTORATION ADVISORY BOARD: No meeting.

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PUBLIC RECORDS COMMISSION: No meeting.

**CORRESPONDENCE AND COMMUNICATION:**

NONE

**SECOND READING AND PUBLIC HEARING OF ORDINANCES:**

**ORDINANCE O-76-2023**

Mayor Spalding read by title AN ORDINANCE TO ACCEPT WATER LINE, SANITARY SEWER, STREET AND STORM SEWER IMPROVEMENTS AND APPURTENANCES THERETO FOR WOODHAVEN, AS REQUESTED BY BOB WEBB HOMES.

Engineer Manager Ryan Ohly reported staff was requesting to table this ordinance to the June 20 council meeting.

Mayor Spalding asked and Engineer Ohly had no update on the gas line that needed to be moved.

Mayor Spalding moved to table the ordinance to the June 20 council meeting. Council Member Kist seconded and council voted with 7 yes votes to table Ordinance O-76-2023 to the June 20, 2023 council meeting.

**INTRODUCTION AND FIRST READING OF ORDINANCES:**

NONE

**READING AND PUBLIC HEARING OF RESOLUTIONS:**

**RESOLUTION R-27-2023**

Mayor Spalding read by title A RESOLUTION TO AUTHORIZE THE CITY MANAGER TO ENTER INTO ANY AND ALL CONTRACTS FOR THE PURCHASE AND UPFITTING OF TWO 2-TON DUMP TRUCKS AND ONE TANDEM AXEL DUMP TRUCK.

Public Service Director Mike Barker stated this would authorize the city to purchase 1 snow truck and replace 2 trucks. The city had a 2-ton dump truck and tandem-axle dump truck which were reaching the end of their useful life. Demand for trucks was high. Placing an order now would result in a 15-18 month wait for delivery. The city wouldn't have them for next snow season. The new trucks would support the continued growth of city and year-round operations, but they would primarily be used for snow and ice control. The city had added more 35 lane miles in the business campus in the last year. The Public Service Department added a new snow route in a residential core area so they would see a sooner response. Public Service also expanded the business campus snow routes. The truck chassis would be bought using an ODOT cooperative purchasing program. An upfitting package with snow-treatment equipment would be purchased through a national purchasing partner contract. A 2-ton dump truck cost \$262,863. A tandem-axle dump truck cost \$328,602. A tandem-axle truck could carry 14 tons versus 7 tons on a single-axle,

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making the tandem-axle truck more efficient further away in the business park and other peripheral areas. Funding was approved in the 2023 capital equipment replacement budget.

Council Member Fellows asked, once SR 161 was expanded to 6 lanes, whether the city would have appropriate equipment to manage it. Director Barker responded that the highway lane expansion would stop at US 62. Only a small portion of new lanes would be within the area plowed by New Albany.

Mayor Spalding asked and Director Barker answered that the old trucks would get around \$50-\$60,000 thousand at auction. Since the city was running thin, 10 snow trucks for 10 routes, no spare, Public Service would likely hang on to 1 or 2 trucks as back-up. Eventually, the city would sell them.

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

Council Member Wiltrout moved to adopt the resolution. Council Member Durik seconded and council voted with 7 yes votes to approve Resolution R-27-2023

**RESOLUTION R-28-2023**

Mayor Spalding read by title A RESOLUTION APPROVING AND AUTHORIZING THE EXECUTION OF A THIRD AMENDMENT TO AN ECONOMIC DEVELOPMENT AGREEMENT WITH NEW ALBANY HOTEL ASSOCIATES, LLC.

Economic Development Manager Sara Zeigler stated, in 2009-2010, both residential and corporate citizens rated a hotel as a top desire for the community. The economy was struggling and city demographics didn't support typical corporate hotel chain investment. New Albany Hotel Associates LLC visited and was willing to risk investing in New Albany. The city offered 10-year incentive of 50% of the collected bed tax, if the hotel generated a minimum of \$200,000 per year in bed tax revenue. The developer worked through a recessive economy and opened the hotel in 2013. The Economic Development Agreement had been amended twice to accurately define the opening date of the hotel which triggered the commencement of incentives. The pandemic affected travel and the lodging industry. New Albany Hotel Associates LLC did not meet the \$200,000 benchmark for incentives in 2020 and 2021. This legislation would approve the extension of the agreement terms for 1 more year. Staff believed this was an equitable solution for a partner who was willing to take a risk and build a hotel in New Albany in a recessive economy.

Council Member Durik asked and Manager Zeigler answered that the subject hotel was The Courtyard by Marriott.

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

Council Member Fellows moved to adopt the resolution. Council Member Kist seconded and council voted with 7 yes votes to approve Resolution R-28-2023



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**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. Grants and Non-Profit Funding: No report.

**REPORTS OF REPRESENTATIVES:**

- A. Council Representative to MORPC: No meeting.
- B. Council Representative to Joint Parks and Recreation: Council Member Shull reported that the Joint Parks District board passed a resolution authorizing a lease with New Albany for 30 acres. The board would be building a well-designed shelter in the blue zone of the pickleball courts. Eventually, it would offer 4 restrooms for the basketball and pickleball players. It may be operational in 2024. The board expressed concerns about people driving golf carts up to the playing fields. It was becoming more of an issue and could happen at the pickleball courts, too. Mayor Spalding asked and Council Member Shull clarified that the golf carts weren't parking in the lots, they were driving up to fields. The board was looking at ways to address the issue.

Police Chief Jones stated that the New Albany Police Department spoke to New Albany Parks Director Wharton about the golf cart issue, discussed ideas, and looked at what other cities had done. Council further discussed golf carts and other under-speed vehicles, registration requirements, licensing, inspections, and where they could be operated. Chief Jones stated Mr. Wharton wanted to work with the city so the rules were consistent. One idea was to put up signage prohibiting carts on paths in the parks. Another idea was to prohibit under-speed vehicles in a park other than the driveway and parking lot.

Council Member Shull reported the pickleball court operating agreement was still being drafted and would be presented soon. The courts were on track to open in June.

Mayor Spalding recalled the Joint Parks District Board announcing that Pizutti would design the new fieldhouse. Council Member Shull didn't think they'd announced the construction team yet. They were going through design changes based on cost.

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- C. Council Representative to New Albany Plain Local Schools: Council Member Kist reported that school was out for summer. New Albany High School graduated the largest class in NAPLS history at Huntington Park. The next years' class was ~100 students much smaller.
- D. Council Representative to Plain Township: Council Member Durik stated the township obtained \$203,000 in Ohio Public Works funding to address the Clouse Road drainage issue.

**REPORTS OF CITY OFFICIALS:**

- A. Mayor: Mayor Spalding thanked everyone for their participation in the Founders Day parade. He acknowledged Alan at Mary Ann Hill Farms, who had been providing council's horses and carriage for over a decade, who was retiring. The team was gearing up for the July 4<sup>th</sup> parade and he'd heard that entries may have to be capped. Council liked the Heit Center location for the festival.
- B. Clerk of Council: Clerk Mason asked and council indicated they were available to shoot an Independence Day video with Chief Communications Officer Poland before the June 20 council meeting.
- C. Finance Director: Director Staats referred to the April monthly report. The city was at about 25% expenditures in the General fund. Revenues were at 33% of the budget. The city was in line with 2022 for individual net profits. Comparing expenditures this year versus last year, the city had higher operating expenses in 2023, however, that was anticipated given the increase in staffing levels and other operating expenses. Director Staats reviewed the funds summary. The city was awaiting a disbursement from the New Albany Community Authority. The city was now reporting state grant money in both the ARPA and 422 funds. The city would have to do a reconciliation to repay some projects which were already underway and payments had been made out of the 422 fund. Those funds would be balanced out by the June report. Director Staats review the city's investments and US Bank custodian accounts.
- D. City Manager: City Manager Stefanov reported that the contractor would begin work at Wagner Cemetery in the next few weeks. The city was delivering stone to the site. The existing chain link fence would be removed and replaced with horse fence.

Council previously authorized the city to bid for the construction of 3 pedestrian bridges. The Ealy Crossing bridge was funded by The New Albany Company 15-16 years ago with the construction of subdivision. The first time the city bid out, it got no bids. After talking to contractors, the city learned that the project's structure would involve multiple subcontractors and was advised to just bid the bridges. After doing that, the city received 1 bid from Double Z Construction. The original engineer's estimate was \$930,000. The Double Z bid was \$1.12 million, well over 10% threshold. Per city code, council could throw out bid. The city originally budgeted \$1.8 million because it didn't know what kind of design would be needed to cross Sugar Run Creek parallel to Dublin-Granville Road. City Manager Stefanov did not expect better results if the city

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went back out bid right away. The city could wait until early next year and hope for better outcome. 2 of 3 trails connected the city's trail network to Taylor Farm Park. Without the bridges, that park was somewhat isolated. Typically, the city never accepted a bid over 10% of the engineer's estimate. City Manager Stefanov thought the city was running into some contractor and labor availability issues. He asked council for direction.

Council Member Kist asked and Director Barker answered that the engineer's estimate was typically done within 30 days of going out to bid.

Council Member Durik asked if it would make sense to just build the 2 bridges that would connect trails to Taylor Farm Park. City Manager Stefanov asked and Director Barker stated the per-bridge cost was broken down. The 3<sup>rd</sup> bridge would have to be coupled with a future project. He added that the city intended to use the same cable railing system as the one at Rose Run Park. The plan was to fund the railing for all 3 bridges from one specialty manufacturer. Separating out the bridges was an option.

Council Member Fellows asked and City Manager Stefanov answered that the city had not used Double Z before. EP Ferris & Associates knew the contractor and had seen their quality work.

Council Member Brisk stated she didn't think the cost was likely to get cheaper over time. The city may have to bite the bullet.

Council Member Wiltout placed a lot of value on walking to Taylor Farm Park from all areas of New Albany. Not having the bridges would be a detriment.

Mayor Spalding asked and City Manager Stefanov answered that the city had already appropriated \$1.8 million, which was above the bid amount. Mayor Spalding expressed concern about setting a precedent. He considered this a unique set of circumstances – having gone out to bid and received no bids, gathered additional information, received 1 subsequent bid, and positively evaluated that contractor. In the future, the city may well reject something over an engineer's estimate.

Council Member Shull was still concerned that the city received 1 bid and it was over 20% higher. It was significant compared to what the city usually looked at.

Council Member Kist wanted to explore parceling the bridges out. He understood the economy of doing all 3 at the same time, but 2 were high priority and 1 the city could live without until another project, like Rose Run 2, came around.

Mayor Spalding asked Director Barker answered he though the city could negotiate with the contractor for 2 bridges. Law Director Albrecht stated there was always room to negotiate, but he'd want to review the wording of the bid before making a legal determination.

Council Member Wiltout agreed with looking into separating out the high priority bridges.

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Council Member Kist wanted to know what Double Z would charge for 2 bridges, then decide. Council Member Durik agreed. He didn't think it would harm the city to wait longer to complete the Ealy Crossing bridge. Council Member Kist stated there were city projects on the horizon which could include the Ealy bridge. Council Member Brisk agreed with asking about the 2 bridges and seeing where it came out.

Mayor Spalding asked that staff to see what was possible. Director Barker said he would work with Engineer Matt Ferris who could help determine quantities for each bridge. He thought the city could break out the cost that way.

Council Member Kist observed that the staging for the Dublin-Granville Road bridges would not be the same as the staging for Ealy Crossing. It was easiest to cut out Ealy.

City Manager Stefanov asked and Director Barker responded that the city had 60 days to respond to the bid. The bid was opened on May 16. Staff would come back to the next council meeting with more information.

City Manager Stefanov reminded council that the Franklin County Hazard Mitigation Plan would be open for public comment from June 19 to July 19. He could provide a link if council wanted to provide comments.

City Manager Stefanov reviewed upcoming events: June 8 – Preschool Party in the Park and Printmaking, June 19 - Juneteenth celebration, June 22 – Reagonomics at the Hinson Amphitheater, and July 1 - Miracle League Family Fun day.

Council Member Brisk asked and Mayor Spalding responded that the Chamber of Commerce calendar should have this information. Council Member Brisk was hoping for an amphitheater-focused website with the events all in one place. Council discussed the many events happening almost every weekend. Mayor Spalding agreed that people tended to think the New Albany Community Foundation events were the only ones programmed there. Council Member Brisk wanted to convey that the amphitheater was open for free and lower- cost city-sponsored activities. She understood why the city wasn't organizing a community event calendar. She still thought the venues could have their own websites, like the McCoy Center. City Manager Stefanov stated he'd check with CAPA and the McCoy Center about adding amphitheater events.

E. City Attorney: No report.

**POLL FOR PUBLIC COMMENT:**

NONE.

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**POLL FOR COUNCIL COMMENT:**

Mayor Spalding acknowledged intern Melanie Bade who was in attendance and shadowing Community Development Department staff for her senior project. Mayor Spalding noted she was an accomplished basketball player. Council Member Kist asked and Ms. Bade stated she was excited for the new basketball coach, Economic Development Specialist Jackie Russell

**EXECUTIVE SESSION:**

Mayor Spalding moved that council go into executive session pursuant to Ohio Revised Code 121.22 (G)(1) to consider appointment of a public official, pursuant to Ohio Revised Code 121.22(G)(2) to consider the purchase of property for public purposes if premature disclosure of information would give an unfair competitive or bargaining advantage to a person whose personal, private interest is adverse to the general public interest, and pursuant to New Albany Charter Section 4.03(E) for economic development purposes. Council Member Wiltrout seconded. Mayor Spalding asked and City Manager Stefanov replied that development staff would be joining council. Clerk Mason added that action could be taken after the executive session. Council voted with 7 yes votes to go into executive session at 8:15 pm.

Mayor Spalding moved that council come out of executive session and resume the regular meeting. Council Member Fellows seconded and council voted with 7 yes votes come out of executive session and resume the regular meeting. Council resumed the regular meeting at 9:11 pm.

**OTHER BUSINESS:**


Board and Commission Appointment

Mayor Spalding reported that council discussed board and commission appointments. Council Member Kist stated that council would not be taking action at this time.

**ADJOURNMENT:**

With no further comments and all scheduled matters attended to, Mayor Spalding moved and Council Member Kist seconded to adjourn the June 6, 2023 regular council meeting at 9:11 pm.

ATTEST:

  
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Jennifer H. Mason, Clerk of Council

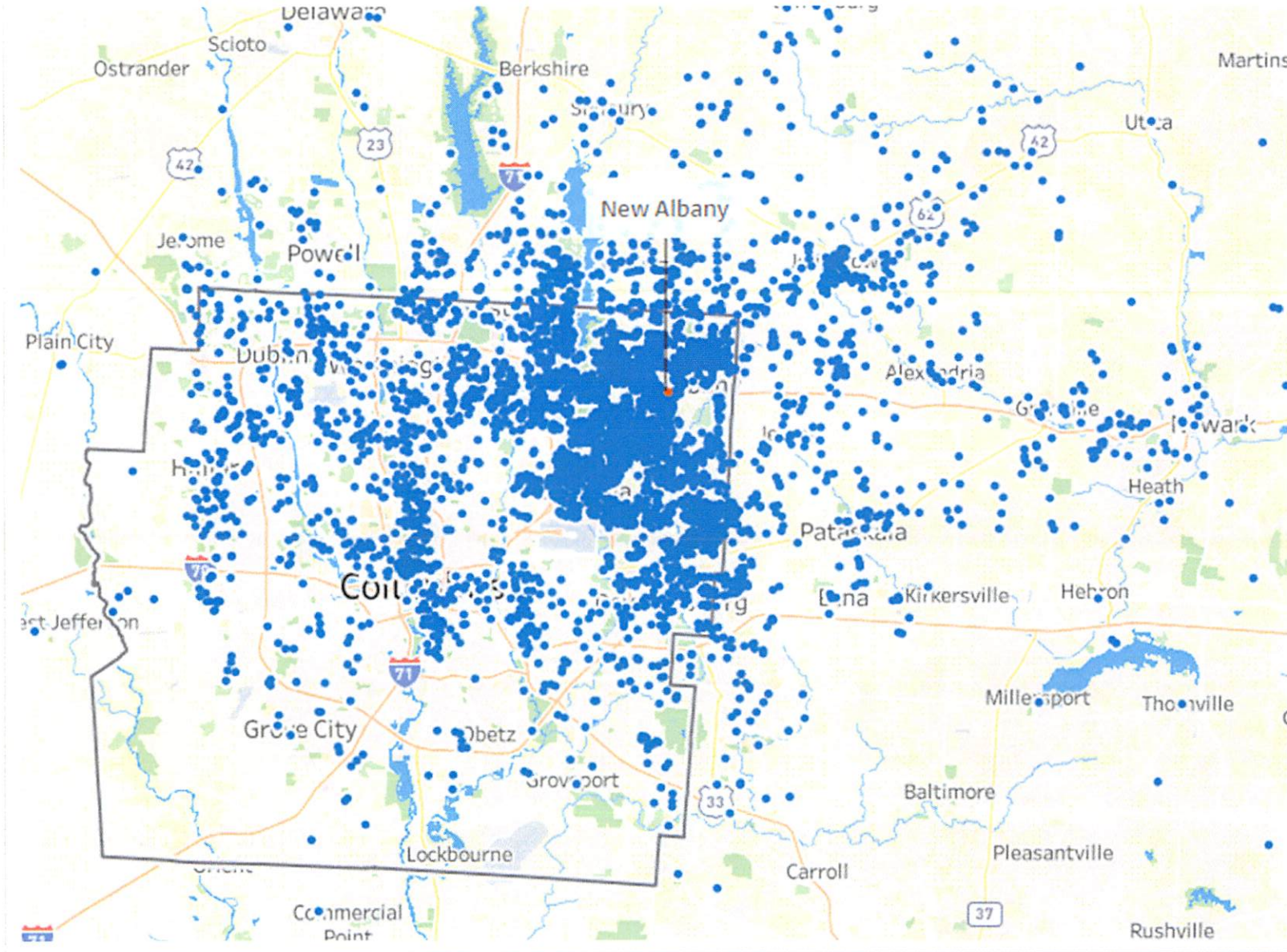
  
\_\_\_\_\_  
Sloan Spalding, Mayor

20 June 23  
\_\_\_\_\_  
Date









## New Albany Branch

Each dot represents the home address of a customer who used the New Albany Branch





# Taylor Wetlands 2023

Untitled Map  
Print a map or download an image

Legend  
Community Outlines  
Bridges  
Water  
Wetlands  
Open Space  
Wetlands

Albany Station  
Vicki Santos Photography  
Gwendolyn Z Photography

Rocky Fork

State Outpatient Care New Albany

Target

Walmart

Taylor Park





# Fodor Wetlands 2002

Untitled Map  
More information for your map

- Legend
- Community Campus
  - Fraser
  - Bank & Co
  - Wendy's

Wendy's

Community Campus  
Mart's & Co

Google

Google Earth