

Regular

August 5, 2020

Ontario City Council met in regular session on August 5, 2020, in the Municipal Building, with Council President Pro Tempore Eddie Gallo presiding. The meeting opened at 7:00 p.m. with the Pledge of Allegiance.

Present during roll call were Council members Ken Earhart, Dave Rehfeldt, Eddie Gallo, Josh Bradley, Sherry Branham, Michele Webb, Mayor Randy Hutchinson, Service-Safety Director Jeff Wilson and Clerk of Council Cathy VanAuker.

Mrs. Webb moved to excuse Mr. Sunderland from this evening's meeting, second by Mr. Earhart. At roll call, six members voted Aye, zero Nay, and the motion passed.

Mrs. Webb moved to excuse Mr. Hellinger from this evening's meeting, second by Ms. Branham. At roll call, six members voted Aye, zero Nay, and the motion passed.

The minutes of the regular Council meeting of July 15, 2020 were presented for approval. Ms. Branham moved to approve the minutes, second by Mr. Rehfeldt. At roll call, five members voted Aye, one Abstain by Mr. Earhart, zero Nay, and the motion passed.

Paul Getz came before Council to present his concept to build townhouse units on the south side of Ferguson Road between the existing 12-unit multi-family apartments and Scott's Farm condominiums. He anticipated a rezone or variance would be necessary for this low-density project.

- The new construction would be high-end, urban style buildings with garages. Each unit would have a driveway with ingress/egress from Ferguson Road.
- The zero lot line homes would have two-stories, for rent or for sale, but eventually all units would become available for sale.
- All utilities are available.
- Ten units are planned with a mixture of six two-bedrooms and four three-bedrooms.
- Rent would be approximately \$1,500 per month and units for sale at \$200,000. The two bedrooms would have 1,500 – 1,600 sf and three bedrooms 1,800 – 1,900 sf.
- The additional green space in the back would be transformed into a very open and friendly environment. Possibilities for this common space could include a pavilion, trees, and a walking or exercise area. Mr. Getz doesn't plan to build more units in the back because he doesn't want to over-build the space.

Ms. Branham was concerned the area would look congested. She would prefer consistency and asked that he consider the neighborhood and the people living there. Mr. Getz said the new structures wouldn't look out of place but would be appealing to the area, not as dense as what was already there, and would attract young professionals more than large families.

Mayor Hutchinson said this lot is zoned Business but he preferred the residential idea instead of a business that could over-fill the property. There is a procedure that must go through Planning Commission to change zoning or grant a variance.

Mr. Earhart suggested Planning Commission also review the zoning across the street, on the north side of Ferguson Road, so both sides are consistent.

COMMITTEE REPORTS

Mr. Earhart scheduled a Utilities Committee meeting for August 19, 2020 at 6:00 p.m.

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MAYOR'S REPORT

Mayor Hutchinson reported that Sandra Lee, August Drive, contacted him because she was leery about the proposed location for the wastewater treatment plant.

SERVICE-SAFETY DIRECTOR'S REPORT

Mr. Wilson had no report.

PUBLIC COMMENTARY

Calling twice and hearing no one who wished to speak, the Public Commentary portion of the meeting was closed.

CONSIDERATION OF ORDINANCES AND RESOLUTIONS

RESOLUTION NO. 20-10

A RESOLUTION AFFIRMING THAT FUNDS RECEIVED FROM THE COUNTY CORONAVIRUS RELIEF DISTRIBUTION FUND MAY BE EXPENDED ONLY TO COVER COSTS INCURRED BY THE CITY OF ONTARIO CONSISTENT WITH THE REQUIREMENTS OF SECTION 5001 OF THE CARES ACT AS DESCRIBED IN 42 U.S.C. 801(D), AND DECLARING AN EMERGENCY.

Mrs. Webb moved to suspend the reading of Resolution No. 20-10 on three separate days, second by Mr. Rehfeldt. At roll call, six members voted Aye, zero Nay, and the motion passed. Mr. Bradley read Resolution No. 20-10 for the first time, by title only.

Mr. Bradley moved to adopt Resolution No. 20-10, second by Mrs. Webb. Hearing no discussion, at roll call six members voted Aye, zero Nay, and Resolution No. 20-10 was adopted.

RESOLUTION NO. 20-11

A RESOLUTION BY THE CITY OF ONTARIO, OHIO CONFIRMING COMPLIANCE WITH SECTION 601(a) OF THE SOCIAL SECURITY ACT, AS ADDED BY SECTION 5001 OF THE CORONAVIRUS AID, RELIEF, AND ECONOMIC SECURITY ACT.

Ms. Branham moved to suspend the reading of Resolution No. 20-11 on three separate days, second by Mr. Earhart. At roll call, six members voted Aye, zero Nay, and the motion passed. Ms. Branham read Resolution No. 20-11 for the first time, by title only.

Ms. Branham moved to adopt Resolution No. 20-11, second by Mrs. Webb. Hearing no discussion, at roll call six members voted Aye, zero Nay, and Resolution No. 20-11 was adopted.

At 7:23 p.m., there being no further business to come before the meeting, the same was adjourned upon a motion by Mrs. Webb, second by Ms. Branham, and the motion passed.

Edward J. Gallo, Council President Pro Tem

Cathy VanAuker, Clerk of Council