

**CITY OF VANDALIA**  
**January 3, 2022**  
**City Council**  
**Regular Session - 7:00 PM**

1. Call to Order
2. Moment of Reflection
3. Pledge of Allegiance
4. Approval of Minutes: None
5. Communications, Petitions and Awards
6. Public Hearing
7. Comments from Interested Citizens
8. City Manager's Report

Information Items

A. **City Offices Closed**

City offices will be closed **Monday, January 17** Martin Luther King, Jr. Day. The second meeting in January will be held on **Tuesday**, January 18 at 7:00 p.m.

B. **Christmas Tree Recycling**

The Parks and Recreation and Public Works Departments are offering Vandalia residents free recycling of their Christmas trees. Residents can drop off their trees at the Sports Complex until January 31. Beginning the first week of January, residents can also dispose of Christmas trees by placing them at the curb for pickup by Rumpke on your regular trash day.

Action Items

A. **Appointment of Representatives – 2022 MVRPC/TC**

Vandalia is required annually to appoint a representative and an alternate representative to the Miami Valley Regional Planning Commission and the Transportation Coordinating Committee. An individual must also be designated to serve as the Technical Committee member. Currently, Mayor Herbst is the representative and Amber Holloway is the alternate representative to the MVRPC. Rob Cron is the current delegate to the Technical Committee.

B. **Appointment of Representatives – 2022 First Suburbs Consortium**

The City of Vandalia is required annually to appoint two representatives and an alternate representative to the First Suburbs Consortium. The current representatives are Mayor Herbst and Vice Mayor Ahlers. The current alternate is Councilman Lewis.

C. **Appointment to the Montgomery County Community Improvement Corporation**

This committee requires the Mayor of the City of Vandalia to be appointed annually.

D. **Reappointment of Council Representative - Vandalia Development Corporation**

This board requires two councilmember appointments – one Council appointment to be made in even years the current Council Representative is Councilman Blakesly.

9. Old Business

10. Resolutions

A. **22-R-01 A Resolution Approving the Re-Plat of Cassel Hills Section 4**

B. **22-R-02 A Resolution Approving the Cassel Hills Extension Plat**

11. Ordinances - First Reading

A. **22-01 An Ordinance Vacating Unnecessary Right Of Way To The Abutting Land Owner And Maintaining All Easements Therein**

12. Ordinances - Second Reading

A. **21-37 An Ordinance Approving A PUD Major Amendment For The Stoneridge Condominiums In The Planned Unit Development District**

B. **21-38 An Ordinance Amending Vandalia Code Section 452.03(a)(14) Dealing With Parking**

13. Ordinances – Emergency: None

14. Reports from Boards and Commissions

A. **Conditional Use – 9105 Peters Pike**

The Applicant, Taft Stettinius & Hollister LLP, has submitted an application requesting a conditional use permit to allow the use of warehouse on the property located at 9105 Peters Pike in the Office/Industrial Park (O/IP) Zoning District. The proposal is to construct a 728,000 SF warehouse facility with ancillary offices with 162 loading docks, 199 trailer spaces, and 594 parking spaces. The Planning Commission voted 3-0 to recommend approval.

**B. Variance: Perimeter Landscaping – 9105 Peters Pike**

The Applicant, Taft Stettinius & Hollister LLP, on behalf of Pinchal & Company, LLC, potential purchaser, has requested a variance for substantial compliance on the perimeter landscaping of vehicular use area requirement over a three-year period, beginning on the date the facility is operational. The Board of Zoning Appeals voted 4-0 to recommend denial.

**C. Variance: Screening – 9105 Peters Pike**

The Applicant, Taft Stettinius & Hollister LLP, on behalf of Pinchal & Company, LLC, potential purchaser\ has requested a variance for substantial compliance on screening of vehicular use areas from rights-of-way over a three-year period, beginning on the date the facility is operational. The Board of Zoning Appeals voted 4-0 to recommend denial.

**D. Variance: Loading Docks in Front Yard – 9105 Peters Pike**

The Applicant, Taft Stettinius & Hollister LLP, on behalf of Pinchal & Company, LLC, potential purchaser, has requested a variance to allow for loading docks within the front yard. The Board of Zoning Appeals voted 4-0 to recommend approval.

**E. Variance: Increased Maximum Impervious Area – 1140 W National**

The Applicant, Park-N-Go Inc., has requested a variance to allow for an increase in the maximum allowable impervious area beyond 80% within the Highway Business (HB) zoning district. The Board of Zoning Appeals voted 5-0 to recommend approval.

**F. Variance: Roof Top Sign – 318 E. National Road**

The Applicant, Signarama, on behalf of the Subway Franchisee has requested a variance to allow for a roof top sign replacement. The Board of Zoning Appeals voted 5-0 to recommend approval.

**G. Conditional Use – 6520 Poe Ave**

The Applicant, Hondros College of Nursing, has submitted an application requesting a conditional use permit to allow the use of Educational Institution (Higher Education) on the property located at 6520 Poe Ave in the Office/ Industrial Park (O/IP) Zoning District. The Planning Commission voted 4-0 to recommend approval.

15. Council Comments

16. Executive Session - The purpose of the Executive Session is to discuss and to consider the employment and compensation of a public employee.

17. Adjournment