

**City of Fairfield
Minutes
Regular Meeting of City Council
August 12, 2024**

Council-Manager Briefing

Fairfield Sustains

Mayor Rhodus called the briefing to order at 6:30 PM. Councilmembers present: Leslie Besl, Debbie Pennington, Adam Kraft, Tim Meyers, Matt Davidson and Gwen Brill.

Staff members present: Scott Timmer, Greg Kathman, Erin Lynn, Alisha Wilson, Steve Wolterman, Ben Mann, Mandi Brock, Tom Lakamp, Adam Sackenheim, Laurie Murphy, Chris Hacker, Carol Mayhall and Steve Maynard.

Public Utilities Director Sackenheim and Planning Manager Lynn presented the final Fairfield Sustains update. See attached slides.

Business Meeting Call to Order

Mayor Rhodus called the Regular Meeting to order at 7:03 PM.

Prayer/Pledge of Allegiance

Councilmember Davidson led in prayer and Pledge of Allegiance.

Roll Call

Councilmembers present included:

Attendee Name	Title	Status	Arrived
Tim Meyers	Councilmember, At-Large	Present	
Matt Davidson	Councilmember, At-Large	Present	
Gwen Brill	Councilmember, At-Large	Present	
Leslie Besl	Councilmember, 1st Ward	Present	
Dale Paullus	Councilmember, 2nd Ward	Excused	
Debbie Pennington	Councilmember, 3rd Ward	Present	
Adam Kraft	Councilmember, 4th Ward	Present	
Mitch Rhodus	Mayor	Present	

Councilmember Davidson, seconded by Councilmember Kraft, moved to excuse Councilmember Paullus. Motion carried 6-0.

Agenda Modifications

None.

Executive Session Requests

Councilmember Davidson, seconded by Councilmember Meyers, moved for Executive Session to discuss employment, promotion, demotion, discipline or compensation of a public employee or official. Roll call vote. Motion carried 6-0.

Special Presentations

a. Police Department Oath of Office

Chief Maynard introduced Sergeant Ryan Fleenor and Sergeant Jacob Sons and congratulated them on their promotions. He introduced Officer Tre Foster and welcomed him to the department. Mayor Rhodus administered the ceremonial oath of office to each of them.

b. Fire Department Oath of Office

Chief Lakamp introduced the new members of the Fire Department and welcomed them to the City. Councilmember Kraft administered the ceremonial oath of office to his nephew, Firefighter Ross Kraft. Mayor Rhodus administered the ceremonial oath of office to Firefighter Daniel Gault and Firefighter Daniel Steed.

c. Council on Aging Update - Nan Cahall & Shawn Cowan

Shawn Cowan gave an update on the Butler County Elderly Services program and the services provided to Fairfield residents. She explained the levy funding and requested that residents vote to renew the existing levy in 2024 because it will not raise taxes.

Citizen Comments

Dave Growen, 6 Carousel Circle - spoke regarding the marijuana legislation and stated that he recommends a maximum limit of zero on cultivation and dispensary facilities.

Peggy Emmerson, Fairfield Chamber of Commerce, announced to Council that the Chamber will be moving to Nilles Road, hopefully by late October.

Troy Abraham, 33 Carousel Circle - thanked the City for getting the roads paved and stated that they look great; asked about some tire tracks and damage on the back of his property that needs to be repaired. Public Works Director Mann told him they would look at the damage tomorrow.

Council Reports

Public Hearing(s)

Joint Public Hearing - QuikTrip Re-zoning

Mayor Rhodus opened the Joint Public Hearing at 7:40 PM. Clerk Wilson read the hearing notice and called the Planning Commission roll call for both public hearings. All members present: Martin Medler, Melissa O'Brien, Don Hassler, Tanner Meyers, Doug Robertson, Scott Lepsky and Matt Davidson. Planning Manager Erin Lynn provided an overview of the rezoning request and the applicant thanked Council for their consideration. See attached slides. Mayor Rhodus closed the public hearing at 7:50 PM.

Joint Public Hearing - Marijuana Zoning Code Amendments

Mayor Rhodus opened the public hearing at 7:50 PM. Clerk Wilson read the hearing notice. Development Services Director Greg Kathman presented the proposed zoning code amendments regarding adult use marijuana. See attached slides. Mayor Rhodus closed the public hearing at 8:10 PM.

Approval of Minutes

The Regular Meeting Minutes of July 8, 2024 were approved as written and submitted.

OLD BUSINESS

Development Services

Councilmember Matt Davidson

Ordinance amending Ordinance No. 166-84, the Codified Ordinances of Fairfield, Ohio, Section 1130.01 (B)(2), the City of Fairfield, Ohio, Zoning Map by approving the concept and final development plan for the Wawa Planned Unit Development.

Recommendation:

It is recommended that City Council have a first reading on this item at the June 10, 2024 meeting, set the joint public hearing date for July 8, and await the written recommendation from the Planning Commission.

Councilmember Davdison, seconded by Councilmember Meyers, moved to withdraw the ordinance per the applicant's request. Motion carried 6-0.

RESULT:	WITHDRAWN
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Ordinance amending Ordinance No. 166-84, the Codified Ordinances of Fairfield, Ohio, Section 1130.01(B)(2), the City of Fairfield, Ohio, Zoning Map.

Recommendation:

It is recommended that City Council have a first reading on this item at the July 8, 2024 meeting, set the joint public hearing for August 12, and await the written recommendation from the Planning Commission.

Second reading held pending Planning Commission recommendation.

RESULT:	TABLED [UNANIMOUS]	Next: 9/9/2024 7:00 PM
AYES:	Meyers, Davidson, Brill, Besl, Pennington, Kraft	
EXCUSED:	Paullus	

Ordinance to amend Sections 1131.10, 1131.12 and 1171.02 of Ordinance 166-84, the Codified Ordinances of Fairfield, Ohio to enact zoning provisions regarding marijuana cultivation, processing, testing laboratories and dispensaries and to place a limit of one (1) on the number of business locations operating as Adult Use and Medical Dispensaries permitted within the City of Fairfield.

Recommendation:

At the City Council direction, the Law Department has drafted legislation to amend the City of Fairfield Zoning Code to permit marijuana cultivation, processing, testing laboratories and dispensaries subjected to appropriate limitations upon the location and number of said uses.

Second reading held pending Planning Commission recommendation.

RESULT: **TABLED [UNANIMOUS]**

Next: 9/9/2024 7:00 PM

AYES: Meyers, Davidson, Brill, Besl, Pennington, Kraft

EXCUSED: Paullus

Public Utilities

Councilmember Debbie Pennington

Ordinance to authorize the City Manager to approve and adopt Fairfield's Sustainability Plan called "Fairfield Sustains" plan dated June 27, 2024

Recommendation:

It is recommended that City Council introduce and then adopt the 'Fairfield Sustains' plan, dated 6/27/2024.

Councilmember Pennington presented the second reading of this ordinance.

RESULT: **SECOND READING**

Next: 9/9/2024 7:00 PM

NEW BUSINESS

Councilmember Besl, seconded by Councilmember Pennington, moved to read all New Business by title only. Motion carried 6-0.

Parks, Recreation and Environment

City Manager Scott Timmer - Report

Councilmember Leslie Besl

Motion to Suspend Second and Third Readings

Councilmember Besl presented the first reading of this ordinance.

RESULT: **CARRIED [UNANIMOUS]**

MOVER: Leslie Besl, Councilmember, 1st Ward

SECONDER: Debbie Pennington, Councilmember, 3rd Ward

AYES: Meyers, Davidson, Brill, Besl, Pennington, Kraft

EXCUSED: Paullus

Ordinance to authorize the City Manager to execute a contract with Mt. Pleasant Blacktopping Company, Inc. for the 2024 South Trace Cart Path Resurfacing Project and declaring an emergency.

Recommendation:

The staff recommends that City Council authorize the City Manager to enter into a contract with the Mt. Pleasant Blacktopping Co. Inc for the 2024 South Trace Cart Path Resurfacing Project at the unit prices indicated on the bid form.

It is further recommended that City Council authorize and direct the preparation of legislation for the appropriation of funding in the amounts indicated in the Financial Impact Section.

ORDINANCE NO. 90-24. APPROVED 6-0.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Leslie Besl, Councilmember, 1st Ward
SECONDER:	Adam Kraft, Councilmember, 4th Ward
AYES:	Meyers, Davidson, Brill, Besl, Pennington, Kraft
EXCUSED:	Paullus

Public Safety

City Manager Scott Timmer - Report

Councilmember Dale Paullus

Motion to Suspend Second and Third Readings

Councilmember Meyers presented the first reading of this ordinance.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Tim Meyers, Councilmember, At-Large
SECONDER:	Matt Davidson, Councilmember, At-Large
AYES:	Meyers, Davidson, Brill, Besl, Pennington, Kraft
EXCUSED:	Paullus

Ordinance to adopt new Sections 331.45, 337.34, 505.19, 509.10 and 521.19 and amend various other Sections of the Traffic and General Offenses Codes of Ordinance No. 166-84, The Codified Ordinances of Fairfield, Ohio.

Recommendation:

It is recommended that Council adopt an ordinance to update the Traffic and General Offenses Codes. Suspension of the rules is requested so that the amendments can be effective as soon as possible after state law changes.

ORDINANCE NO. 91-24. APPROVED 6-0.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Tim Meyers, Councilmember, At-Large
SECONDER:	Gwen Brill, Councilmember, At-Large
AYES:	Meyers, Davidson, Brill, Besl, Pennington, Kraft
EXCUSED:	Paullus

Motion to Suspend Second and Third Readings

Councilmember Meyers presented the first reading of this ordinance.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Tim Meyers, Councilmember, At-Large
SECONDER:	Gwen Brill, Councilmember, At-Large
AYES:	Meyers, Davidson, Brill, Besl, Pennington, Kraft
EXCUSED:	Paullus

Ordinance to amend Chapter 739 of Ordinance 166-84, the Codified Ordinances of Fairfield, Ohio relative to Medical Marijuana and Adult Use Cannabis Control and declaring an emergency.

Recommendation:

It is recommended that City Council adopt an ordinance to amend Chapter 739 of the General Offenses Code to enact Medical Marijuana and Adult Use Cannabis Control. Suspension of the rules is requested so that the amendments can be effective prior to September 10, 2024 to extend the prohibition of Medical Marijuana and Adult Use Cannabis Operators until the effective date of Amendments to the City of Fairfield Zoning Code.

ORDINANCE NO. 92-24. APPROVED 5-1.

RESULT:	ADOPTED [5 TO 1]
MOVER:	Tim Meyers, Councilmember, At-Large
SECONDER:	Gwen Brill, Councilmember, At-Large
AYES:	Meyers, Brill, Besl, Pennington, Kraft
NAYS:	Davidson
EXCUSED:	Paullus

Public Utilities

City Manager Scott Timmer - Report

Councilmember Debbie Pennington

Motion to Suspend Second and Third Readings

Councilmember Pennington presented the first reading of this ordinance.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Debbie Pennington, Councilmember, 3rd Ward
SECONDER:	Tim Meyers, Councilmember, At-Large
AYES:	Meyers, Davidson, Brill, Besl, Pennington, Kraft
EXCUSED:	Paullus

Ordinance to authorize the City Manager to enter into a contract with Building Crafts, Inc. for completion of the Sodium Hypochlorite and Fluoride System Improvements Project at the City's Water Treatment Plant, and declaring an emergency.

Recommendation:

It is recommended that City Council authorize the City Manager to enter into a contract with Building Crafts, Inc. and appropriate \$2,300,000 for completion of the Sodium Hypochlorite and Fluoride System Improvements Project at the City's Water Treatment Plant.

ORDINANCE NO. 93-24. APPROVED 6-0.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Debbie Pennington, Councilmember, 3rd Ward
SECONDER:	Adam Kraft, Councilmember, 4th Ward
AYES:	Meyers, Davidson, Brill, Besl, Pennington, Kraft
EXCUSED:	Paullus

Public Works

City Manager Scott Timmer - Report

Councilmember Adam Kraft

Ordinance to authorize the City Manager to execute a contract for purchase of road salt from Morton Salt, Inc.

Recommendation:

It is recommended that City Council authorize and direct the preparation of legislation authorizing the City Manager to enter into a contract with Morton Salt, Incorporated for the purchase of road salt.

Councilmember Kraft presented the first reading of this ordinance.

RESULT:	FIRST READING	Next: 9/9/2024 7:00 PM
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Finance & Budget

City Manager Scott Timmer - Report

Councilmember Gwen Brill

Motion to Suspend Second and Third Readings

Councilmember Brill presented the first reading of this ordinance.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Gwen Brill, Councilmember, At-Large
SECONDER:	Debbie Pennington, Councilmember, 3rd Ward
AYES:	Meyers, Davidson, Brill, Besl, Pennington, Kraft
EXCUSED:	Paullus

Ordinance to reaffirm the City Manager's authority to execute renewal agreements for medical/pharmacy and dental plans, stop loss and run out claims processing for the period beginning August 1, 2024 through July 31, 2025 and declaring an emergency.

Recommendation:

It is recommended that an ordinance be adopted to reaffirm the City Manger's authority to execute renewal agreements for medical/pharmacy and dental plans, stop loss and run out claims processing for the period beginning August 1, 2024 through July 31, 2025.

ORDINANCE NO. 94-24. APPROVED 6-0.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Gwen Brill, Councilmember, At-Large
SECONDER:	Tim Meyers, Councilmember, At-Large
AYES:	Meyers, Davidson, Brill, Besl, Pennington, Kraft
EXCUSED:	Paullus

Motion to Suspend Second and Third Readings

Councilmember Brill presented the first reading of this ordinance.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Gwen Brill, Councilmember, At-Large
SECONDER:	Tim Meyers, Councilmember, At-Large
AYES:	Meyers, Davidson, Brill, Besl, Pennington, Kraft
EXCUSED:	Paullus

An ordinance determining to reduce and recertify special assessments levied for the purpose of constructing certain improvements and declaring an emergency.

Recommendation:

It is necessary for the City Council to pass an ordinance to reduce special assessments levied for the purposes of constructing certain improvements at the Cincinnati Mills Mall.

It is recommended that Council authorize and direct the preparation of legislation to reduce the special assessments levied for the purpose of constructing certain improvements at the parking garage located at the Cincinnati Mills Mall. In order to meet the special assessment deadline of Butler

County, a suspension of the rules and emergency are requested.

ORDINANCE NO. 95-24. APPROVED 6-0.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Gwen Brill, Councilmember, At-Large
SECONDER:	Tim Meyers, Councilmember, At-Large
AYES:	Meyers, Davidson, Brill, Besl, Pennington, Kraft
EXCUSED:	Paullus

Motion to Suspend Second and Third Readings

Councilmember Brill presented the first reading of this ordinance.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Gwen Brill, Councilmember, At-Large
SECONDER:	Tim Meyers, Councilmember, At-Large
AYES:	Meyers, Davidson, Brill, Besl, Pennington, Kraft
EXCUSED:	Paullus

Ordinance to amend Ordinance No. 166-23 entitled “An Ordinance to make estimated appropriations for the expenses and other expenditures of the City of Fairfield, Ohio, during a period beginning January 1, 2024, and ending December 31, 2024.”

Recommendation:

It is recommended that City Council suspend the rules requiring a second and third reading of this Ordinance and adopt the appropriations listed above.

ORDINANCE NO. 96-24. APPROVED 6-0.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Gwen Brill, Councilmember, At-Large
SECONDER:	Debbie Pennington, Councilmember, 3rd Ward
AYES:	Meyers, Davidson, Brill, Besl, Pennington, Kraft
EXCUSED:	Paullus

Motion to Suspend Second and Third Readings

Councilmember Brill presented the first reading of this ordinance.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Gwen Brill, Councilmember, At-Large
SECONDER:	Tim Meyers, Councilmember, At-Large
AYES:	Meyers, Davidson, Brill, Besl, Pennington, Kraft
EXCUSED:	Paullus

Ordinance to amend Ordinance No. 166-23 entitled “An Ordinance to make estimated appropriations for the expenses and other expenditures of the City of Fairfield, Ohio, during a period beginning January 1, 2024, and ending December 31, 2024.”

Recommendation:

It is recommended that City Council suspend the rules requiring a second and third reading of this Ordinance and adopt the appropriations listed above.

ORDINANCE NO. 97-24. APPROVED 6-0.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Gwen Brill, Councilmember, At-Large
SECONDER:	Tim Meyers, Councilmember, At-Large
AYES:	Meyers, Davidson, Brill, Besl, Pennington, Kraft
EXCUSED:	Paullus

Meeting Schedule

Clerk Wilson read the following meeting schedule:

- A. Monday, September 9 - Council-Manager Briefing, 6:00 PM; Regular Meeting 7:00 PM
- B. Monday, September 23 - Council-Manager Briefing, 6:00 PM; Regular Meeting 7:00 PM
- C. Tuesday, October 15 - Council-Manager Briefing, 6:00 PM; Regular Meeting 7:00 PM

Executive Session of Council (if needed)

Council recessed to Executive Session at 8:25 PM.

16. ADJOURNMENT

The Regular Meeting adjourned at 8:50 PM.

ATTEST:

Clerk of Council

Mayor's Approval

Date Approved _____

FAIRFIELD
SUSTAINS



QUALITY OF LIFE >>> ENVIRONMENT & NATURAL RESOURCES >>> ECONOMIC VITALITY

SUSTAINABILITY ACTION PLAN

Council - Manager Briefing

August 12, 2024

Attachment: CM Briefing_8.12.24 - FINAL (4053 : Fairfield Sustains)

REDUCED GREENHOUSE
GAS EMISSIONSIMPROVED ECONOMIC
VITALITYEFFICIENCY IN
MUNICIPAL OPERATIONSSMART RESOURCE
UTILIZATIONIMPROVED PUBLIC HEALTH
AND COMMUNITY WELLNESS

Plan Overview

- Develop a localized Sustainability Plan for the City of Fairfield
- Funded from American Rescue Plan
- Provide superior quality of life for all residents and businesses
- Improve livability by reducing the impact of city operations on natural resources and the environment
- Integrate operational efficiencies, value/cost savings, process improvements





STRATEGY FOCUS AREAS

MOBILITY & TRANSPORTATION	Create a more walkable, bikeable, transit friendly community through connectivity
BUILDINGS & ENERGY	Increase renewable energy, local solar, energy efficiency and electrification
RESOURCE CONSERVATION	Increase waste reduction, recycling & diversion; Encourage water conservation & efficiency
NATURE & GREEN COMMUNITY	Preserve green space & parks; protect natural systems, groundwater & stormwater mgmt.
COMMUNITY & BUSINESS RESILIENCE	Improve quality of life through sustainability for residents and businesses

HIGH PRIORITY STRATEGIES

Focus Area	Strategy	Priority Score
Mobility & Transportation	Create a more walkable, bikeable, transit friendly city through implementation of Fairfield Connects by 2055	1
Energy & Buildings	Leverage energy aggregation procurement to achieve 50% carbon free energy procurement by 2025 and 100% by 2035	1
Energy & Buildings	Increase local onsite renewable energy in municipal operations by 2030	1
Resource Conservation	Increase diversion from City’s existing recycling and diversion collection programs	1
Nature & Green Community	Preserve, expand and enhance 935 acres of existing publicly managed parks and green space	1
Business & Community Resilience	Ensure appropriate city resourcing to achieve sustainability action plan goals	2

MOBILITY & TRANSPORTATION



GOAL

Reduce vehicle miles traveled (VMT) by 20% by 2030 and 30% by 2055

STRATEGY

Create a more walkable, bikeable, and transit friendly City through robust implementation of Fairfield Connects by 2055

Department Champion

Public Works

ACTION STEPS

Continue dedicated Active Transportation Fund to invest in infrastructure development, smart growth, education, incentives and connectivity enhancements in line with Fairfield Connects.

Seize funding opportunities by proactively pursuing federal, state and local grants and related opportunities by monitoring and applying for relevant grants as outlined in the plan.

Implement multi-use paths, bike lanes, shared lanes, and sidewalk enhancements outlined in Fairfield Connects. Continue to integrate new paths with existing green spaces to create a more pleasant and natural walking and biking experience.

Enhance safe bike and pedestrian infrastructure, aiming for an increase in residents within 0.2 miles of such facilities by 2030, adopting best practices in urban design and safety.

Attachment: CM Briefing 8.12.24 - FINAL (4053 : Fairfield Sustains)

GOAL

Reduce energy emissions from electricity by 50% by 2030 and 100% by 2055 community-wide

ENERGY & BUILDINGS

STRATEGY

Leverage energy aggregation procurement for residential and small commercial community energy use to achieve 50% carbon free energy procurement by 2025 and 100% by 2035

Department Champion
Public Utilities

ACTION STEPS

Implement energy aggregation initiative for residential and small commercial customers by 2025 and achieve 50% renewable energy power procurement by 2025, initiating the shift towards greener, more affordable energy solutions.

Explore long-term (e.g. 10,15, 20-year) power purchase agreements beginning in 2027 procurement cycle to secure low cost and stable renewable and carbon free power pricing and reduce risk against future anticipated price increases with growing demand.

Increase renewable energy procurement options by 2027 to include minimum 50% renewable energy standard + optional 100% renewable, wind or carbon free offerings for customers, which could be available at a small premium for customers interested in supporting a higher sustainability option.

Reach 100% renewable, wind or carbon free power procurement by 2035, fulfilling or promise for a fully sustainable and economically advantageous energy supply.

ENERGY & BUILDINGS

GOAL

Reduce energy emissions from electricity by 50% by 2030 and 100% by 2055 community-wide

STRATEGY

Increase local onsite renewable energy in municipal operations by 2030

Department Champion
Public Utilities

ACTION STEPS

Demonstrate leadership in sustainable energy through onsite renewable energy production and potential battery storage for increased rate stability, emergency preparedness, and peak shaving.

Conduct a Municipal Solar Feasibility Study by 2026 to evaluate the potential and practicality of installing solar panels on municipally owned or operated buildings, parks, facilities and other suitable properties.

Install onsite photovoltaic systems at municipally owned or operated buildings, facilities, parks or suitable properties as identified in the Solar Feasibility Study. Set short, mid and long-term installation targets for 2026 and monitor progress.

Actively monitor grant and funding sources and seek opportunities to partner with regional agencies, non-profits or others to secure available opportunities.

Prioritize integrated systems installation with parks, parking, and facilities to support onsite energy use and charging of EV vehicles, golf carts and other building equipment.

Attachment: CM Briefing 8.12.24 - FINAL (4053 : Fairfield Sustains)

RESOURCE CONSERVATION

GOAL

Achieve a 10% increase in waste reduction and diversion by 2030

STRATEGY

Increase diversion from City's existing recycling and diversion collection programs

Department Champion
Public Works

ACTION STEPS

- Continue City's recycling collection service with franchised hauler. Expand and enhance recycling and diversion collection offerings over time in collection agreements with hauler and BCSWD.
- Continue City's green waste and leaf collection program for residents and businesses.
- Promote increased participation in City's recycling, green waste, and leaf collection program for residents and businesses.
- Develop new targeted waste management programming to increase diversion.
- Adopt Environmentally Preferable Purchasing Policy (EPPP) for municipal operations to maximize source reduction and guide sustainable procurement by 2025.

Attachment: CM Briefing 8.12.24 - FINAL (4053 : Fairfield Sustains)

NATURE & GREEN COMMUNITY

GOAL

Preserve and strategically develop sustainable landscapes & community-wide culture of sustainability

STRATEGY

Preserve, expand and enhance 935 acres of existing publicly managed parks and greenspace

Department Champion
Parks and Recreation

ACTION STEPS

Seeking funding to conduct a city-wide tree inventory and develop an Urban Forestry Action Plan (UFAP) by 2030.

Monitor and seek funding to support UFAP, inventory and complementary initiatives. Establish clear short, mid and long-term goals for tree planting, invasive removal and low-impact design. Develop and implement an Invasive Species Control Plan by 2030.

Utilizing urban tree inventory, set annual targets to increase the City's urban tree canopy by 10% over 2021 baseline by 2055.

Document annual tree planting, invasive species removal and low-impact design improvements. Expand current tree planting program to 50 new trees annually. Set annual targets to achieve urban, forestry, low-impact design and other UFAP goals.

BUSINESS & COMMUNITY RESILIENCE

GOAL

Embrace sustainability as a core aspect of community identity and value

STRATEGY

Ensure appropriate City resourcing to achieve sustainability action plan goals

Department Champion
Development Services

ACTION STEPS

Actively monitor, pursue, and secure grant and other funding opportunities to further sustainability initiatives.

Develop dedicated sustainability fund to achieve sustainability goals.

Actively cultivate partnerships with sustainability service providers, technical experts, financing resources, and nonprofits. Strategically utilize economic development or other funding to remove barriers to participation through incentives, cost-sharing, fee waivers, or other means.

Track and promote sustainability results through multi-channel communication linked to strengthen community identity and values; highlight case studies, cost and resource savings, job creation, and co-benefits. Explore new tools including but not limited to use of online community dashboard to monitor and promote goals and achievements.

Establish a City sustainability position to oversee implementation of the sustainability action plan across all implementation focus areas, coordinating funding opportunities, collaborate across departments, and deliver sustainability programming.

Attachment: CM Briefing 8.12.24 - FINAL (4053 : Fairfield Sustains)

Strategic Roadmap

Framework	Goals	Strategies	Action Steps
Mobility & Transportation	1	5	18
Building & Energy	1	9	32
Resource Conservation	2	6	23
Nature & Green Community	1	2	11
Community and Business Resilience	3	5	17
<u>Total</u>	<u>8</u>	<u>27</u>	<u>101</u>

Implementation Resources

Sustainability
Committee



Sustainability
Fund



Environmental
Preferable
Purchasing Policy



Grants



Education



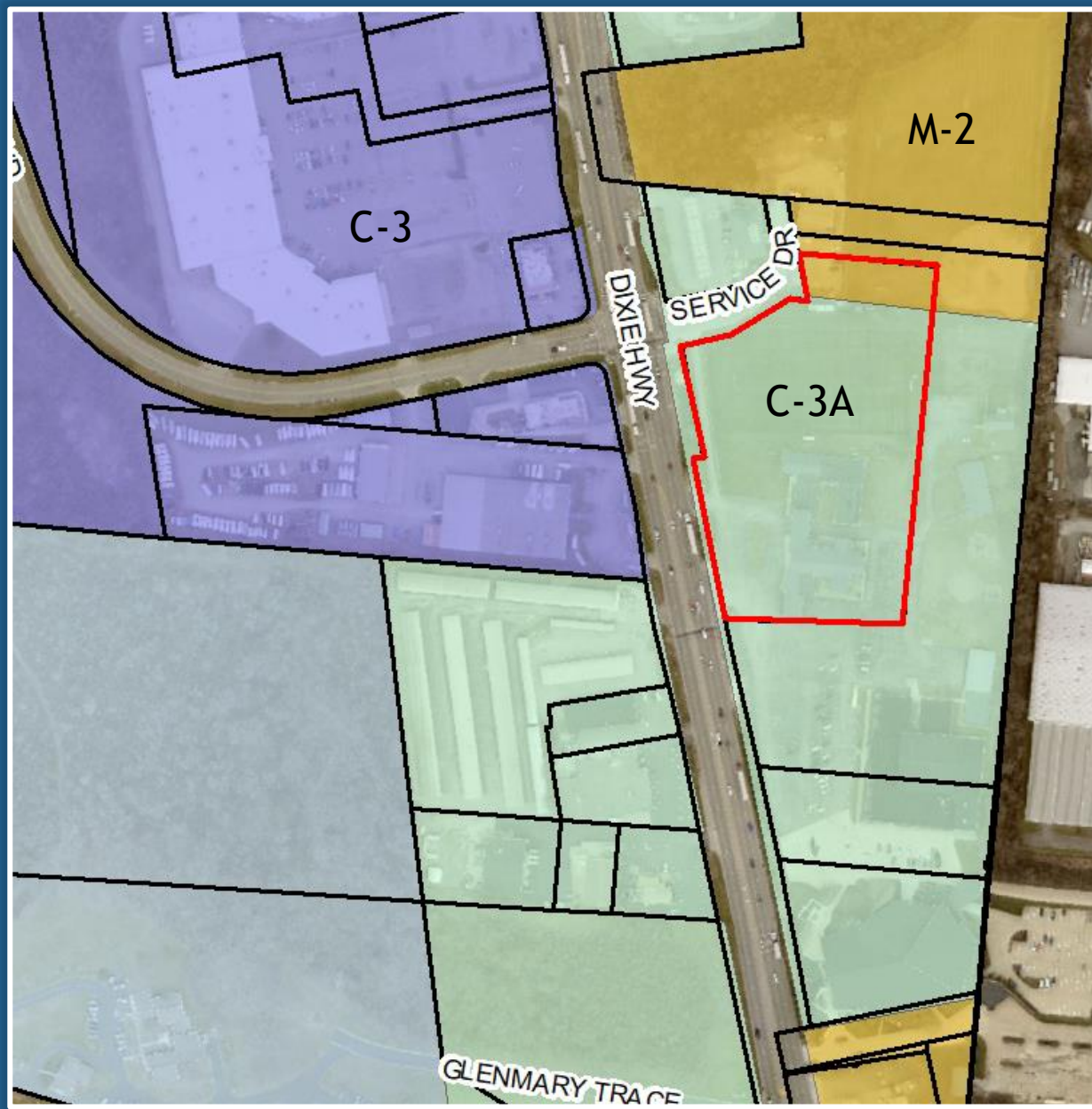
Next Steps

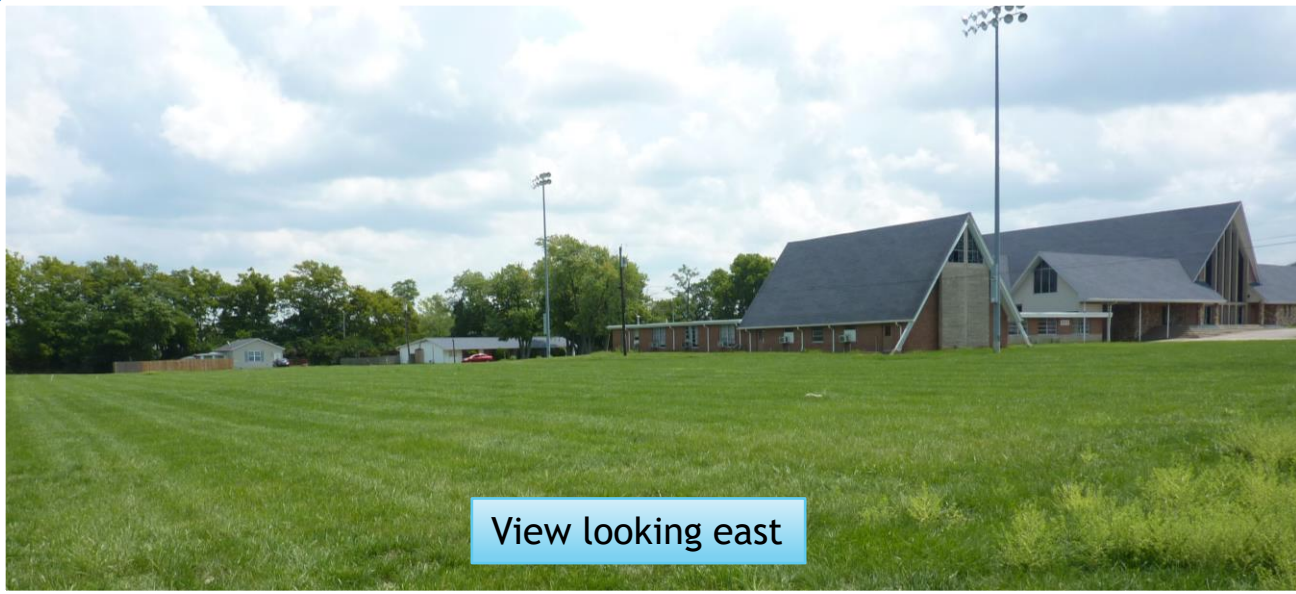
- Plan Adoption – September 9, 2024
- Adopt a Sustainability Fund – September 9, 2024
 - Green Revolving Fund
- Department Champions to implement strategies and action steps
- Regular reporting on progress to City Council

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QuikTrip Rezoning Application Public Hearing August 12, 2024







View looking east

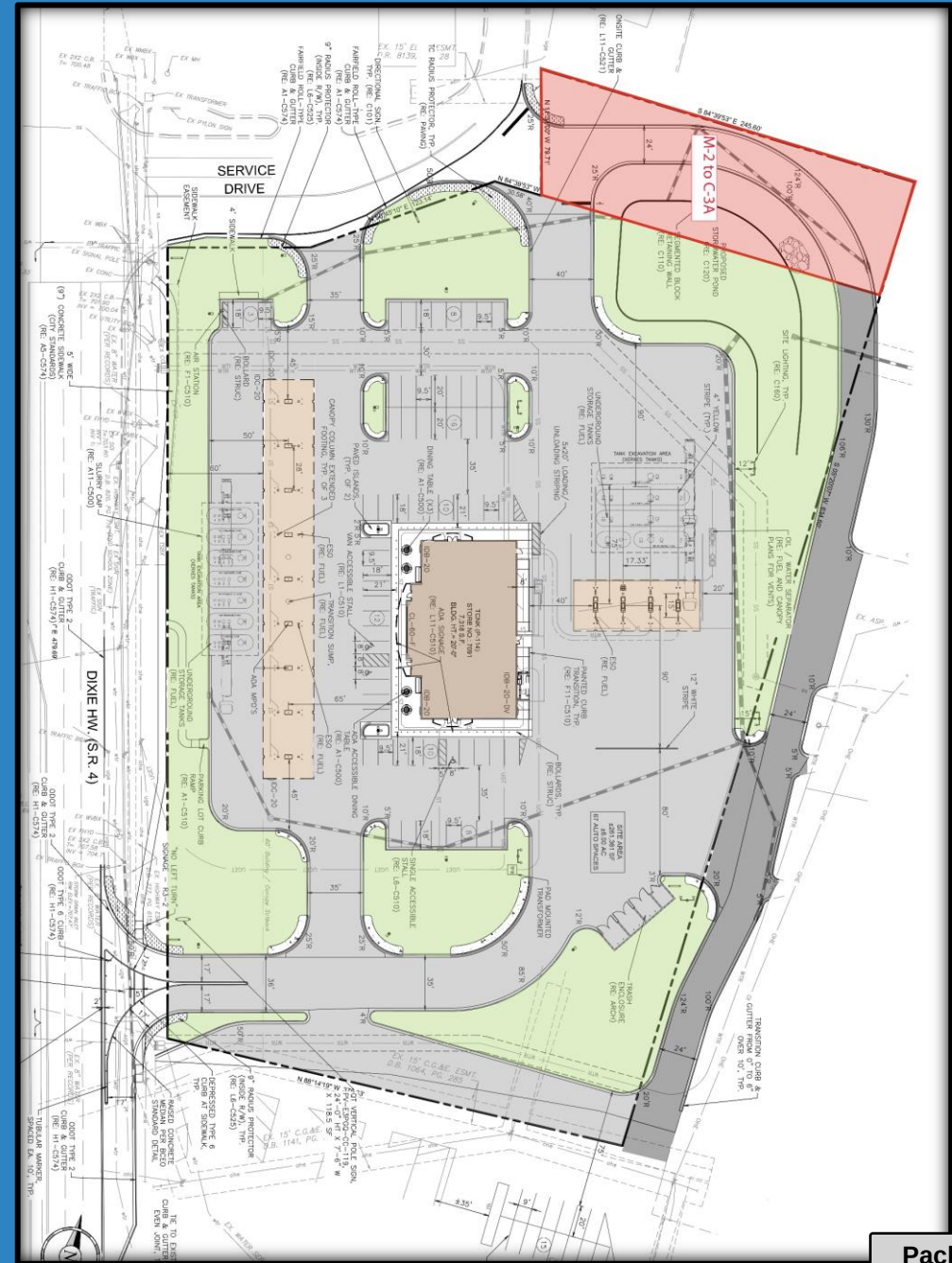


Existing vacant building



View looking south

Attachment: QuikTrip_PH_8.12.24 (4000 : QuikTrip rezoning)





Meeting Schedule

- ▶ July 8, 2024 - Council 1st Reading
- ▶ August 12, 2024 - Joint Public Hearing, 7:00 pm
- ▶ August 14, 2024 - Planning Commission, 6:00 pm
- ▶ September 9, 2024 - Council 2nd Reading, 7:00 pm
- ▶ September 23, 2024 - Council 3rd Reading, 7:00 pm

Questions or Comments?



Proposed Code Changes Related To Marijuana Businesses

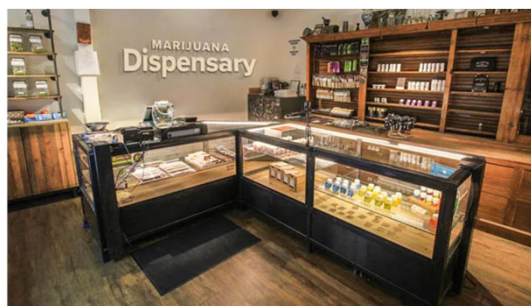
Public Hearing
August 12, 2024

FAIRFIELD

1

Overview of Marijuana Business Types

- Cultivators – grow, harvest, package, and transport
- Processors – convert harvested plant material into consumer products
- Testing Laboratories – independent lab for research and/or analysis
- Dispensaries – sell to the public, Adult Use and/or Medical



9/3/2024

FAIRFIELD

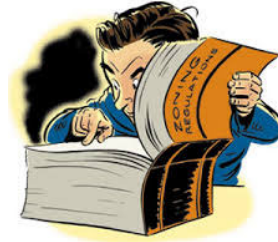
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2

Attachment: Marijuana public hearing Aug 24 (4004 : Ordinance-Amendment Fairfield Zoning Code)

3 Proposed Changes to Planning and Zoning Code

1. 1131.10(A) – Non-Residential Use Table
2. 1131.12 – Non-Residential Districts Use Specific Standards
3. 1171.02 – Defined Words



9/3/2024

FAIRFIELD

3

3

Changes to 1131.10(A) – Non-Residential Use Table

- Marijuana Dispensaries (Adult Use and Medical)
 - ✓ Recommend Permitted with Standards (PS) in the C-3, C-3A, and SE zoning districts
- Cultivators, Processors, Testing Laboratories
 - ✓ Recommend Permitted (P) in the M-2 zoning district

	C-3		C-3A		SE						
Landscaping Service Facility			C	C					PS	PS	<u>1131.12 (Q)</u>
Laundry, Commercial			P	P		P		P			
MARIJUANA: ADULT USE DISPENSARY & DISPENSARY (MEDICAL)			PS	PS		PS					<u>1131.12 (S.1)</u>
Media Studio	PS	PS	PS	PS		PS		PS			<u>1131.12 (T)</u>
Medical Office (High Intensity)		C	C	C		C	P	C	C	C	<u>1131.12 (U)</u>
Medical Office (Low Intensity)	P	P	P	P	P	P	P	P	C		

9/3/2024

FAIRFIELD

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Changes to 1131.12 – Non-Residential Districts Use Specific Standards

1. Limit the number of Dispensaries to a total of one (1)
2. Adult Use and Medical can operate in same location
3. Shall only be on a lot within C-3 or C-3A with a minimum of 100 feet of street frontage on Route 4, or on any lot in the SE district
4. Shall be in a stand-alone (single tenant) building
5. Shall comply with Route 4 Corridor Overlay Standards (building facade, landscaping, signage, etc...)
6. Shall not be located within 1,000 feet of another dispensary
7. Shall not be within 500 feet of Religious Facilities, Public Library, Public Playground, Public Park or Open Space, or Educational Facility
8. Shall comply with applicable provisions of ORC and OAC
9. Shall comply with provisions of Chapter 739 of Fairfield codified ordinances

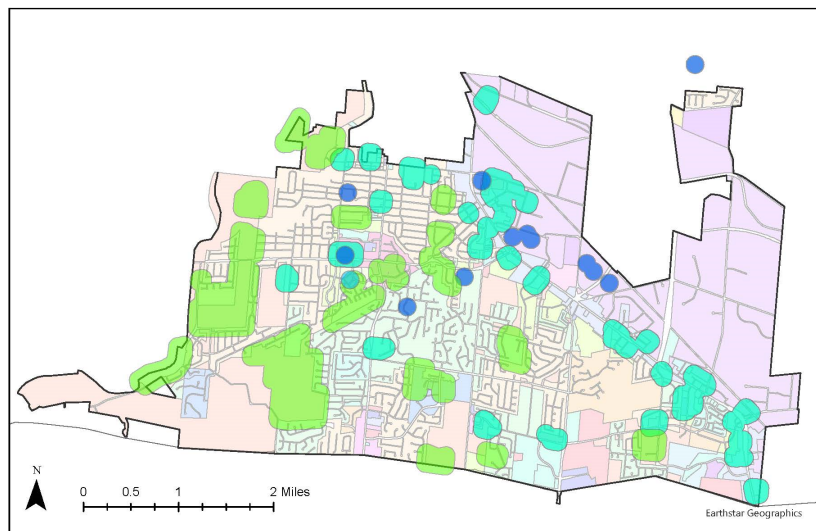
9/3/2024

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500 Feet Separation



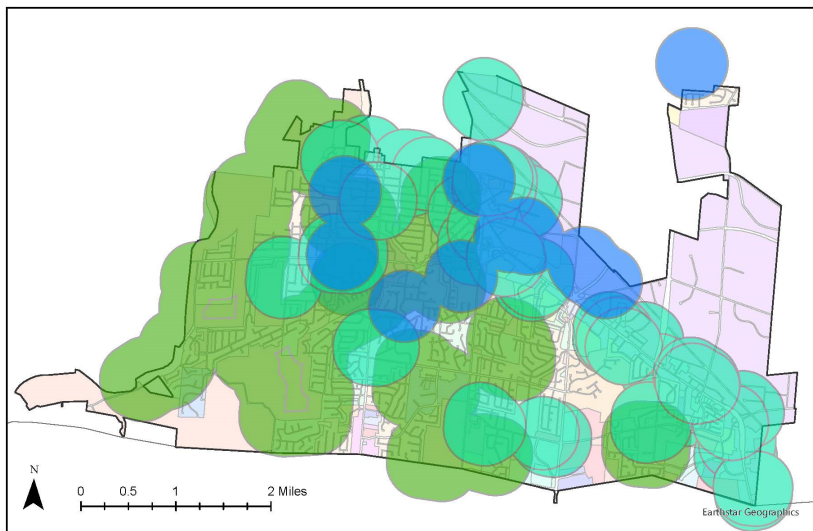
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1000 Feet Separation



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State Rules for Dispensaries

- Estimated 300+/- licensed dispensaries in Ohio by end of year
- State location rules:
 - ✓ Must be located at least 500 feet from a school, church, public library, public playground, or public park
 - ✓ Must be located at least 1 mile from another facility - To limit business failures and limit too much concentration in one area
- Other rules:
 - ✓ Lot of rules around ownership, financial interest, and control
 - ✓ Lot of rules around financial responsibility
 - ✓ Visitors must be 21+ and show a state-issued ID
 - ✓ Hours of Operation - not earlier than 7:00 am or later than 11:00 pm
 - ✓ Rules that allow drive up windows and curbside pickup
 - ✓ Lots of rules around minimum security and surveillance requirements
 - ✓ Other rules for employee training, waste disposal, sales procedures, etc...
 - ✓ Statewide indoor smoking ban applies



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Questions?

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Attachment: Marijuana public hearing Aug 24 (4004 : Ordinance-Amendment Fairfield Zoning Code)