

West Scioto Area Commission Meeting Minutes - April 19, 2018

Meeting was called to order

Role Call -

Jessica Dyszel

Rita Cabral

Larry Weber

Ben Watkinson

Rick Wellman

Jaime Grinch

Julie Smucker - All present

Eric Russell - absent

Jo Leppert

Previous Months Minutes

Approval of last months minutes with out being read

* amended to note that Jaime Grinch was not in attendance at the March meeting

Rita made the motion to accept

Jess seconded

All agreed, none apposed

Special Guest Speaker

Joseph M. Reidy - General Counsel/Project Manager

Wagonbrenner Development

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Mr. Reidy came to give us an update from Wagonbrenner - He brought a big graphic of an Ariel view

1st Phase will be 62 acres

2nd Phase will be 118 acres

Right now they are clearing and grading and it will go on thru the summer. They will be using the MKSK landscape architects, which is the same landscapers that work with the Metro Parks. This is an area that was previously used as a "solid waste" landfill and is now being redeveloped for residential. June of 74 was the last date of processing solid waste. Trash was dumped there. There will be methane gas controls as a precaution.

Questions:

Where will the Main Entrance for this development be?

On Trabue, right where the entrance of the sight of the Minutemen Helicopter Co.

Will the River embankment be preserved?

Yes, with plenty of additional space and setbacks to preserve other natural barriers.

Will you be using native plant materials?

Yes, same as the Metro Parks

What about the traffic?

There will be a traffic study (maybe in the next 60 -90 days)

Wagonbrenner hires the traffic engineers and they will have to sign off on the plans.

Will sidewalks be put on Old Dublin Road?

All building will be done up to the proper code

Do you anticipate high density in this area?

At this time we are planning 234 Single Family Homes

780 Apartment Units, possibly some 4 story buildings - price point \$1100 - 2000

20,000 sq. ft. office space to be developed in 5- 10 years

Wagonbrenner will not be doing spec homes

When do the Park structure open?

The infrastructure will be completed by 2020, Metro Parks will be open 2018 and the amenities to open 2019 and 2020. This will be a Rustic style and less programmed. Most likely there will be a community center in this area. In June, the fence goes up to buffer the existing quarry property.

Wagonbrenner desires to have a good working relationship with this Area Commission, just as they do with other communities that they have constructed - Harrison West and Italian Village.

There is also another group of apartments that is coming to this area, called Quarry Lofts. It is under construction now - Preferred Living is about 6 mos. to a year ahead of the Wagonbrenner Projects.

Other information can be seen regarding Quarry Trails at the website launched June 12 2017 - www.keepitontheQT.com

Graphics Application

There is a restaurant and bar that desires to put up additional graphics just off of Grandview Ave for better exposure to the public. Pictures were shown around for all the members to see and all were in favor.

Jess made the motion to approve

Rick seconded

All agreed, none apposed

Committee Reports

Treasurer's Report - Rita Cabral

Balance March 15, 2018 \$1358.14

Expenses:

Staples Debt Card Bal. 3-15-18 \$154.57

Bal. 4-19-18 \$154.57

Adobe Program System 4-17-18 (1 month) -\$26.86

Balance April 19, 2018 \$1331.28

WSAC Website

The Website is up and running, if anyone has any information that needs to be added to the pages please let Jaime know. Due to the time and constant maintenance of the WSAC website, Jaime has resigned from any other committees that he previously committed to.

He is also looking further into a Logo and some additional content for branding.

Elections Committee - Hari Ruiz

We went thru the new election rules and agreed

Jess made a motion to accept the changes made

Larry seconded

All approved, none apposed - motion carried

New Business

Larry announced that Tina Moen - Columbus Parks and Rec has been invited to the May 17th meeting. If anyone has any questions for her please email them to Larry so that she may be as prepared as necessary

Meeting Adjourned

Jess made the motion to adjourn the meeting

Rita seconded.