

WEST SCIOTO AREA COMMISSION
June 18, 2020

The meeting was called to order at 7:05 P.M. to allow time for any additional commissioners to log on.

Commissioners McKinley, Endicott, Cabus, Leppert, Cabral and Weber were present.

Commissioner Cabral made a motion to approve the previous meeting minutes.
Commissioner Leppert had asked to add a sentence on page three. Commissioner Endicott read the added sentence.
Commissioner Cabus seconded.

Motion carried unanimously

Officer Paulus was unavailable to attend

Rebecca Deeds

WebX meeting on Saturday on Roberts Rules of Order Invitation was emailed to all commissioners.

July 1st meeting will be hosted by David Hooie due to a conflict for Rebecca
Revisit proposed best practices from the city on next months agenda

Erin Gibbons

July 9th at 6:00 pm Westside community meeting via Zoom There will be break out rooms in virtual rooms

Commissioners Cabral and Leppert asked questions about how this would work. Erin indicated that they had lessons learned from the Southside meeting so she can plan around those issues. Considering doing two rooms because there was time left over for that.

Commissioner Russell arrived at 7:10 p.m.

Treasurers report

Balance of .35 on both opening and closing

The city has accepted the end of year report

Rebecca and Commissioner Cabral have discussed next year's budget

Commissioner Cabral read the proposed budget to everyone.

Zoning

Commissioner Endicott indicated that he has an update on the Metro Development project on Trabue Road. He met with Tyson and aide to express why we voted against the proposed project
There will be a call with WSAC before moving the application to council

Self storage proposal we voted on in February. This land is now for sale again. He has reached out to the applicant and has not heard back.

No new applications for our July meeting so far. One with an applicant that is injured and has no technology so will likely not be moving forward.

Zoning application

Clark Graphics building

Updated communication from the city is that they recommend approval without adding sidewalks.

James Maniace presented for the applicant. This is a technical rezoning. 4 acre site currently used as a print shop. Rezoning will be light assembly use. Small components will be brought in. 12 employees. They expect it to grow. Not much traffic. Daily FedEx trucks 2-3 times per week that a tractor trailer may be coming in and out Owner is passionate about nature and wildflowers, etc. No blink of an eye about street trees required. Right now front parking lot is compliant After do the rezoning it will be non compliant. Asking that they be permitted to keep current parking lot but agree not to be able to expand the parking lot in the future so protected from future expansion.

Commissioner Weber asked if they were acquiring both buildings. Applicant said yes. Commissioner Weber asked if they would be using both buildings. Applicant indicated that the owner intends to own and use the whole property. Owner does not intend to divide it and/or rent it out.

Commissioner Leppert indicated that she walked the property and asked if they planned to repair the parking lot as it appears to need to be resurfaced.

Commissioner Weber indicated he asked about both buildings due to the large area behind the building that could be parking, leaving the whole front available to be compliant with setback. Applicant indicated owner is likely more inclined to get rid of some of the area in the back as opposed to incurring the expense of removing that amount of front parking lot.

Commissioner Leppert asked about budget for tree installation. Applicant indicated that they are going to have to do regardless of expense.

Commissioner Leppert stated that she called to get a quote from a concrete contractor for sidewalk installation and she questioned how it compares to tree installation.

Applicant indicated that concrete installation would be well over the cost of landscaping.

Commissioner Cabral asked when Wilson Road was widened why they did not put sidewalks down both sides of Wilson Road. Neither of the city liasons had that information readily available during the meeting and they indicated that they would find out the answer.

Commissioner Cabral asked if we could apply for the Urban infrastructure re-development fund to get sidewalks on Wilson Road. Erin will check on this for us.

Commissioner Weber added that the culvert is at least as wide as the west side of Wilson.

Motion to approve by Commissioner Russell, second by Commissioner Weber

Roll Call

Cabral – Yes

Cabus – Yes

Endicott – Yes

McKinley – Yes

Weber – Yes

Leppert – Yes

Motion passed unanimously.

Communications

Commissioner Cabral reported that they met on June 15, 2020. Jessica Dyzel and Cabus were present. Looking for missing minutes. Bringing back the survey. The first one will be zoning and development. Will be finalizing that prior to the July meeting.

Survey will be posted the first of August. If we have any questions, we should forward them to Commissioner Cabral. The survey will run for 6 weeks.

Handbook needs to be updated for all trainings and current area commissioners. Looking at doing a drive share to be able to share all materials from trainings and meetings, conferences, etc.

Commissioner Cabral mentioned that she took the training on Roles and Responsibilities. She mentioned that we desperately need a secretary and need to search out a person who enjoys doing that work.

We still have a part of our community that we are not reaching out to and that is the apartments. Commissioner Cabus will be starting to compile all apartment contact information and how we can get on their communications with their tenants.

Next meeting will be July 13th at 7:00 pm via Zoom

Rebecca indicated that we could consider splitting the minutes and secretary role to take the burden off of the secretary position

Planning – Commissioner Weber

He had a meeting scheduled by now there are meetings scheduled in a row. He is wondering about everyone's availability for July 7th. He is available. He indicated that he had not heard from Jackie Yeoman and asked about her status since COVID19. She is likely still working from home and should be receiving emails that are sent to her city email address.

Next meeting will be July 7, 2020 so long as everyone is available. Email will follow for meeting.

NEW BUSINESS

Commissioner Cabral indicated that she was taking the Vision Zero regarding roads and transportation in the area. She has signed up for speed and streets. There are four different phases. She will provide a report and updates. This will be ongoing between now and the end of the year.

Rebecca indicated that it is a national project to decrease and eliminate traffic injuries and deaths.

Commissioner Cabus has been hired at Carrabbas.

Commissioner Cabral asked if I wanted to give an overview of the Engineer meeting today. She did screen shots and Commissioner McKinley asked that she forward them to all commissioners. Commissioner McKinley indicated that they decided to provide the most comprehensive and expensive proposal to MORPC and then scale back from there.

Commissioner Endicott asked if the bylaws are suspended in full. Per David Hooie all bylaws are suspended. It is up to us to decide if we want to enforce that provision or not.

Commissioner Russell indicated that in the past the letter was sent out to take the pulse of the person to see what is going on and allow them to rectify it.

Commissioner Endicott indicated that he would be supportive of not enforcing it.

Commissioner Leppert suggested sending the letter.

Commissioner McKinley indicated that we are operating one position short due to the vacancy so that we may want to send the letter.

Commissioner Russell also indicated that we should send the letter to remind those missing of the importance of their attendance and what they may be prioritizing over WSAC attendance.

Commissioner Cabral asked if an interested individual could be appointed to the vacancy. Commissioner Russell indicated that they have not reached out to the interested person. David Hooie suggested that we waive all elections requirements for signatures due to COVID

Commissioner Endicott indicated it would be incumbent upon to vet any interested person.

Rebecca indicated that the Regional Neighborhoods conference is cancelled. So no in person and no virtual conference.

Motion to adjourn made by Commissioner Russell, seconded by Commissioner Cabra.
Motion carried unanimously.