

## **NORTHWEST CIVIC ASSOCIATION OCTOBER 5, 2011, MEETING MINUTES**

Trustees in Attendance: Jeanne Ashby, John Ehlers, Mark Krietemeyer, Rosemarie Lisko, Ruth Royal, Dave Shaw

President Ehlers called the meeting to order at 7:00pm.

Jeanne Ashby submitted the September meeting minutes for approval. Motion to approve made by Jeanne Ashby, and seconded by Ruth Royal. Voice vote taken. Minutes approved.

Mark Krietemeyer gave the treasurer's report. Motion to approve the report made by Mark, and seconded by Rosemarie Lisko. Voice vote taken. Treasurer's report approved.

### **CITY REPORTS**

Neighborhood Liaison: Isom Nivins reported that the JP Morgan Chase Foundation has invested \$200,00 to help launch the Greater Columbus Arts Council's effort to get neighborhoods across seven counties involved in celebrating next year's Bicentennial. Neighborhoods can get up to \$10,000 each to show off their pride and heritage through the grant program administered by the GCAC. The best ideas will help fulfill the mission of the Bicentennial: honoring the past, celebrating the present and envisioning the future. Winning projects will receive grants of \$500 to \$10,000. Applicants must be non-profit organizations, including: neighborhood associations; schools; churches; cultural and civic groups. There will be two grant application deadlines: Oct. 17, 2011 and Feb. 15, 2012. For information, call 211-8406 or e-mail [goarts@gcaonline.com](mailto:goarts@gcaonline.com).

The Neighborhood Best Practices Conference will take place on Saturday, Oct. 22 at the Downtown High School, at 364 South Fourth Street, from 8am to 4pm. The Keynote speaker will be Reverend Damon Lynch, a nationally known speaker and community activist. Mayor Coleman will also attend. Registration is only \$5.00 and anyone wanting to attend should contact Sharon Ware at 241-3071 or [Sharon.Ware@uwcentralohio.org](mailto:Sharon.Ware@uwcentralohio.org).

There will be a Public Meeting on Oct. 12 at 3965 West Broad Street, the Haydocy Community Meeting Room, from 6:30 to 8:30 pm to discuss the ongoing efforts to promote economic development surrounding the new Hollywood Casino.

Fire Department: Lt. Tim Hickman said they were flushing the fire hydrants in our area. All the recycle bins have been removed from the fire station. The FAA and OSU Airport were worried that debris from the bins would get onto the runway. There will be an Open House on Saturday, Oct. 15 from 1pm to 5pm. It is Fire Prevention Week, and they expect tours from schools and day care children.

## COMMITTEE REPORTS

Code Enforcement: It was reported that, if anyone sees any illegal signage or banners, anyone can call Andy Baumann at Code Enforcement at 311.

Rosemarie Lisko reported that Cardinal Storage on Sawmill road has refused to comply with City code by putting up flags/banners, parking the Cardinal Storage truck out front, and The Residents at Sawmill apartments have refused to comply as well. It is now before the City, and they have decided to take Cardinal Storage to Judge Hale's environmental court.

Membership: Jeanne Ashby reported that the NWCA needs funds to stay in existence as a neighborhood watchdog. The organization has insurance to pay for postage and other expenses. We need new members every year and when we have members of the community come to us for help, we also need their help. For only \$15 per annual year you can be a member of the NWCA. We really need to grow our membership base to keep doing our work for the community.

Insurance & Legal: Mark Krietemeyer reported that every year we will now need to file our IRS form and that it will be due May 15. We will now make it a topic of our Annual Meeting in April

Communications: John Ehlers has been working on updating the NWCA Web site, as it had been neglected and wasn't current.

Web Site: The Web site is more current.

OSU Airport: John Schmidt was not present, but he had conveyed that there was no new news on the airport.

Student Interns and Schools: Rosemarie Lisko introduced the four new candidates for Student Interns. They are Catie Beach, Amanda Johnston, Amy Kear, and Theo Jones. They are all seniors from Centennial High School and will be interviewed at the end of the meeting in closed session.

Graphics and Zoning: There are two issues before the board.

### **(1) 865 DeSantis Court (DeSantis Florist)**

Rezoning from C-3 to L-C-4 to allow for broader commercial use.

Jill Tangeman, attorney at Vorys, requested the board's approval of a change of zoning for the property, so that it will have a better chance of being sold. The owners have been trying for quite a while to sell the property that is bordered by a storage facility to the east and railroad tracks to the west. There is no direct street access to the property. There is an embankment to the north (front) of the property that is owned by the City with an access road coming off of Henderson. From that access road, they propose to have a 50 foot setback for any new building

and they will have it be only limited C-4 use. They will specifically exclude all automotive uses for the property, so it would not ill-effect the residents backing the property on Lauraland. This will give them more flexibility for potential buyers.

Rosemarie Lisko was concerned about all of the trees in the back of the property being removed. Jill Tangeman said that there were not really any good specimens of trees on that lot and that it was mostly brush. Rosemarie suggested that once a buyer was qualified, that they come back before our board with a site plan for approval. Jill Tangeman offered to prepare a Good Neighbor Agreement, and that this agreement would accompany the application to the Development Commission as part of our agreement to approve the change from a C-3 to a C-4. Rosemarie stated that if and when the adjacent property, a self-storage facility, were to be sold, that it would revert back to a C-3 zoned property, and asked that this also been included in the Good Neighbor Agreement. Dave Shaw asked if DeSantis would try to divide the property to sell in pieces and Jill Tangeman assured us that they were not interested in doing that.

Rosemarie Lisko made a motion to approve the rezoning of 865 DeSantis Court from a C-3 to a C-4 with an attachment of a Good Neighbor Agreement. Jeanne Ashby seconded the motion.

Vote taken:

Dave Shaw .....	yes	Rosemarie Lisko .....	yes
Mark Krietemeyer .....	yes	Jeanne Ashby .....	yes
Ruth Royal.....	yes		

The motion was approved with 5 yes votes and 0 no votes.

## **(2) 2900 Bethel Road (formerly Plantland)**

- (a) Rezoning from C-4 to L-M to permit a self-storage facility
- (b) Council variance to reduce building setback to zero.

Dave Hodge, from Smith and Hale, represented the owner of Cardinal Storage. After a presentation of how the storage facility was set up, with garage doors accessed from the outside from an access road that would go around the outside of the facility complex, the board members voiced their concerns about the planned configuration of the units. Jack Parren , an owner of one of the office condos that back the property, said with that configuration he was concerned about people leaving vehicles parked in front of their storage units or other unwanted items and felt it would be appealing to break-ins. After much discussion, the board members felt that there needed to be a redesign of the storage facility, with storage units around the perimeter and access to them from within the perimeter. The north east opening of the units should be filled in, and no access road on the easternmost perimeter. The units should be arranged as a three-sided fortress with the only opening into the facility at the south (front) entrance, and a locking, gated, tall fence. The trustees also didn't want it to be an unattended facility with no on-site employee to oversee the facility. Member Tom Kasberg suggested that the building not just look like one continuous brick wall, but that there be some sort of architectural breaks in the wall. The board also said that they would oppose the storage facility having outdoor storage of RVs, boats, and trailers. They also should have set hours of operation, not 24 hours a day. We also informed Mr. Hodge of the owner's lack of cooperation

concerning illegal banners in accordance with the City code. We asked Mr. Hodge to have Mr. Ellis redesign the plans and to show a commitment to compliance beyond what he has in the past. Mr. Hodge asked the board to rule on the zoning change at a later date.

**NEW BUSINESS:** None.

It was agreed to go into Executive Session to vote in the new Student Interns.

### **EXECUTIVE SESSION**

The board went into Executive Session at 8:37pm to interview the prospective new Student Interns. After a group interview by John Ehlers and Rosemarie Lisko, we decided to vote the interns onto the board as a group.

Rosemarie nominated Catie Beach, Theo Jones, Amanda Johnston, and Amy Kear as the new Student Interns for the Northwest Civic Association Board of Trustees. Ruth Royal seconded the motion. Voice vote taken. The new Student Interns were approved and admitted to the board.

The board left Executive Session, and John Ehlers adjourned the meeting at 8:50pm.

### **Next Meeting**

November 2, 2011 at 7:00pm

Meadow Park Church, 2425 Bethel Road, Room 213