

# **City of Gahanna**

*200 South Hamilton Road  
Gahanna, Ohio 43230*



## **Meeting Minutes**

**Monday, June 12, 2000**

**8:00 PM**

**Council Committee Rooms**

## **Development Committee**

*Sherie James-Arnold, Chairman*

*Karen J. Angelou*

*Thomas R. Kneeland*

*Debra A. Payne, ex officio*

*Sadicka White, ex officio*

**PENDING LEGISLATION:****ORD-0120-2000**

TO AUTHORIZE THE MAYOR TO ENTER INTO AGREEMENT WITH THE COMMUNITY IMPROVEMENT CORPORATION (CIC) FOR THE CREATION AND MAINTAINING OF A CONVENTION AND VISITORS BUREAU

White stated that Weber is satisfied with changes made; still have to produce a marketing plan, a board, etc; CIC will then determine composition of the Convention and Visitors Bureau; also where they would be located and a marketing plan for year; also need to set up procedures; may advertise in Ohio Tourism magazine; we would at least have that attached before the appropriation. In response to question from Angelou, White stated CIC has a committee established and Development Department will be the conduit.

**Recommended for Introduction, Next Agenda Consent**

**ISSUES:****General Creekside Discussion:**

Payne asked when we will have railings on the bridge. McGregor stated he had made an executive decision; railings will be green but will be a different green; have been going around and around with landscape architect, Righter Company, Sherwin Williams, our engineers; etc; decided to just put them up; if you hate the color we will talk about it further; is a dark green but not as dark and not the same hue; they will be up this week; Righter is finishing polishing the concrete and then they are done; Peabody is looking at existing tree and a hydrant that is real low; will be working with Peabody.

McGregor stated that the fiber optics in "G" is a failure; need to get someone who knows lighting; are three things that could be wrong; one is that the run could be too long; also could be that the end of the fiber optic is not irregular; if it is not disrupted it won't diffuse light; will be checking further; there are several lighting issues; one is fiber optic; one is the ballast problems in the creek that is cutting our lighting; also need to look at lighting options for island. In response to question on cost of the fiber optic, it was stated that the bid was for all fiber optics; was wrapped up in the cost of the arch which was designed for it' don't have a broken down cost.

Was stated that Company that installed should make it right.

**Account Update**

White noted that she has very little money left in seminars and meetings account. Was noted that if White goes to National League of Cities, a supplemental can be done. Weber noted he would like to attend this year.

**Creekside Peddlers**

White stated this legislation is ready to go. Weber stated it goes in the Business Regulation section of the code; did give Rittner a couple of suggestions and those were incorporated. White and Mitchell noted they need to think about having the option to bid; may get 50 people who want to sell the same thing; those were the only issues left. Weber noted he had not seen the corrected version.

RECOMMENDATION: 1st reading, come back to committee.

**Creekside Festival**

White noted there have been numerous articles in the papers; flyers have been distributed; reviewed schedule for the festival which runs from 4:00 p.m. to 10:00 p.m. on Saturday.

### **Limited Overlay Districts**

Angelou stated it was a wonderful statement that Peck put together. White stated he was assigned that task out of the recent Plenary session; would like to have a discussion in Committee of the Whole with all of Council, Planning Commission, and administration; have three limited overlays that will be coming forward shortly; issue is whether you get full package or not; if you do may be denying the Planning Commission their function; they have a continued responsibility to do the final development plan and design review. Weber noted that he spoke with Planning and was aware of what they are doing.

Angelou stated she did not have a clear picture of that; now can see as far as interpretation of what code is now versus the charter; obviously what we need to do is change our attitudes; need to read the charter; do have the right to change the code; if Council wants to have all the information then Council needs to have code changed; feel this is an issue that needs attention and should be treated separately on a non busy night.

White noted that developer can provide more information but it is extremely expensive for them to do so before the zoning is approved; currently have 33 acres in triangle for a multi family development. Weber noted that Planning Commission thought plans would come back to them and could be tweaked; told them they could not to that; have to go with the code the way it reads; can go with a much more conceptual framework; then final text will be at final development plan; determine through limited overlay text if you added another protection for this zoning and use when appropriate; can give you as a conceptual development plan; if that is what you believe is appropriate then it goes back and they work out final development plan and design review; would not be in final form when Council would get it; need to determine what is best way to do.

Kneeland noted that code calls for final development plan; that is Planning Commission's purview; that's where we have gotten confused; want to give us less details so that process is not corrupted.

White noted that there are issues at coming in as part of a limited overlay; will stop a lot of development; as an example, developers are sitting with options on 33 acres and don't know if you'll allow multi family; doesn't want to spend in excess of \$100,000 on topos etc. which are more final development plan issues than whether the zoning is appropriate.

Payne stated that Council wants some details on fact that they are impinging on Planning Commission duties; need to have some sort of discussion; haven't met with them for a long time. Weber noted that other boards are advisory; Planning Commission is the one you need to meet with; this way they feel they are doing what Council wants; possibly need to meet on a semi annual basis; need to have philosophy in place. Discussion held on when to schedule such a meeting; decision to hold off until after budget meetings are done.

Weber noted that we also need to get together and talk about annexation policy; what are our priorities; what are cities goals in terms of boundaries; sit down and talk; look at maps with development; are they realistic; what parts of township can we realistically look at; feel this also needs done sometime soon.

### **335 W. Johnstown Road/Gahanna Moose Lodge - Zoning Change**

RECOMMENDATION: 1st reading, no need to come back to committee; 2nd reading consent.

### **Privatizing Lilly Pond Court**

Discussion held briefly on this issue; feel it sets a bad precedent; who will take care of the roads; 2nd or 3rd generation of people get in there and roadways have not been maintained then City will be approached to do.

Payne requested that Mayor respond to this request indicating Council has no interest in privatizing the street.

### **Landscape Commission appointment**

RECOMMENDATION: Motion resolution naming appointee.

### **Miscellaneous:**

Payne requested that Skateboarding Facility be on the next Development Committee agenda; referenced information distributed prior to last Council meeting.

Payne requested that Sister City be carried as a monitor item on the agenda until such time as Development Department is ready to make a presentation.

Clerk noted that a public hearing had been left off last agenda; was for code changes; no notifications are necessary so asked permission to put on the next agenda. Council agreed.

### **Park Land Dedication - Morse Road/Triangle Real Estate Services.**

Clerk noted that this item needed to be addressed this evening. Parks & Recreation will be reviewing Wednesday evening and making their recommendation. Clerk noted that applicant is proposing to give land in the southwest corner of the parcel located along the Beem Ditch and is also looking at slightly over 2 acres in the southeast area of the land that is a finger out to Johnstown Road.

RECOMMENDATION: Motion resolution to approve the land dedication if that is what Parks & Recreation also decides.

### **Isobel L. Sherwood, CMC/AAE, Deputy Clerk of Council, reporting**