

Northeast Area Commission Meeting

May 6, 2021 | 6:30pm-8:30pm

Board Member

Elwood Rayford – Somerset
Zoning Chair, Alice Porter - At-Large
Brad Davis – Bridgeview
Kevin Kenley - Willow Springs
Stanley Fleming Jr. – At Large

Acting Chair, Robert Hill – Walnut Creek
Elenora Moore – Arlington Park
Kawther Musa - Framingham
Kenneth Van Pelt - Special Appointee
VACANT - Cumberland Ridge

Commissioner Hill asked for roll call of Commissioners:

Elwood Rayford - Absent
Alice Porter - Present
Brad Davis - Absent
Kevin Kenley - Present
Stanley Fleming - Present
Bob Hill - Present
Elenora Moore - Present
Kawther Musa - Present
Kenneth Van Pelt - Absent

Commissioner Hill stated that we suspend the reading of the last meeting minutes.

Commissioner Moore made a motion to suspend the reading of the minutes and to approve February - April at the June Meeting. Seconded by Commissioner Kenley. Motion carried.

Commissioner Kenley gave the Financial Report for April 2021 and the 2021-2022 Budget Report.

NORTHEAST AREA FINANCIAL REPORT

Date	Trans Type	Description	Memo	Balance
Opening Balance April 1, 2021				\$2,220.76
4/8/21	Debit Card	Staples	Office Supplies	-\$144.36
4/14/21	CashApp	Tanya Short	Secretary Minutes	-\$75.00
4/20/21	Debit Card	UPS	PO Box Serv. 2 yrs.	-\$420.08
4/26/21	Debit Card	Zoom	Video Conferencing Serv.	-\$16.11
4/30/21	Debit Card	USPS	500 Stamps	-\$551.85
4/30/21	Debit Card	Staples	Office Supplies	-\$498.67
Ending Balance 30, 2021				\$514.69

NEAC Budget Period May 1,2020 - Apr 30, 2022

ADMIN & SPECIAL PROJECTS	Budget	Actual
Secretary	\$ 750.00	\$ 750.00
Special Projects		
ZONING	\$ 400.00	400.00
CONSUMABLE SUPPLIES	Budget	Actual
Office Supplies	\$ 1,000.00	\$ 1,000.00
Paper		
Copies		
SPACE COST AND RENTALS	Budget	Actual
SPACE COST AND RENTALS	\$ 280.00	\$ 280
Other		
TRAVEL AND REGISTRATION	Budget	Actual
Training		
Travel		
Other		
MISC EXPENSES	Budget	Actual
Supplies		
Postage		
Zoom Conferencing Service	\$ 70.00	\$70.00
BANKING FEES	Budget	Actual
Fees		
Total Expenses	Budget	Actual
	\$ 2,500.00	\$ 2,500.00

Northeast Area Commission Financial Report - Kevin Kenley - Treasurer

Commissioner Porter made a motion to approve the Treasury Report as read. Seconded by Commissioner Moore. Motion carried.

Application GC21-002: 1521 North Cassady Avenue/Comfort Inn Suites - Connie Klema

This application was presented by Connie Klema.

This property was the Comfort Suites behind Burger King and Tim Horton's. Comfort Suites, Burger King and Tim Horton's share a full access out to Cassady Avenue which serves all three properties. Prior zoning had put a restraint on this access. They said at the time that the access north of this for Cassady and Plaza Properties was constructed with a light and that this access would be terminated. Her client owns the hotel and originally owned the other two sites. Those three properties do not want to have their access terminated completely.

Ms. Klema explained given the fact that the new access has been constructed and was ready to be completed, they went to the City and requested the condition that this full access be

terminated and be changed to a right in/right out only. This would mean they would have the right to use the new access but have a right in/right out for these three properties. The City Traffic Department has agreed to this. However, to do this they have to file an amendment to Zoning. This would remove the termination requirements and permit them to have the right in/right out.

Commissioner Porter stated that she sent pictures to Commissioner Hill and Commissioner Kenley. They have been reviewed at Zoning. The way in which it was designed was to keep individuals from turning left onto Cassady Avenue.

Commissioner Porter asked Ms. Klema how close her driveway would be to McDonald's?

Ms. Klema responded she did not know the distance to McDonald's. She explained they were not changing the location of the access.

Commissioner Hill pointed out that if anyone has had the chance to look at the right ins/right outs on Hamilton Road and around the city they were sufficient in that there cannot be a left turn. Therefore, anyone who turns left they were very aware they would have to take a right out. Commissioner Porter asked Ms. Klema to confirm that there would be adequate signage to communicate this to motorists?

Ms. Klema responded yes, she would. The City requires that there be adequate signage, so you know when you pull in and you will know when you pull out. There will also be the full access at Cassady and Plaza Properties that would be available to this property.

Commissioner Porter asked what was being terminated?

Ms. Klema responded the access that was being terminated was the existing full access that comes in between Burger King and Tim Horton's and goes back to Comfort Suites.

Comfort Suites has one big driveway that goes to all three businesses.

Ms. Klema explained that instead of the current driveway being terminated and closed, which they do not want, the City agreed that the existing driveway could be a right in/right out.

Commissioner Porter asked was there any discussion for Ms. Klema?

Commissioner Davis asked, was the design sufficient to prevent a left in from Cassady North? He stated that a lot of people try to do this into the McDonald's and this was a terrible traffic binder.

Commissioner Porter stated that the way in which it was designed there would be a large pork chop, a long stretch of concrete, it might look like a long sidewalk. There would also be plastic poles installed at the turn to keep motorists from turning left. She has asked the City to make it nearly impossible for motorists to turn left.

Schematic showing Pork Chop



Commissioner Davis asked were there some features that were more substantial than plastic poles to ensure that this would be the case?

Ms. Klema responded that the City has done a good job of designing this pork chop to basically prevent motorist from accessing it incorrectly. She also stated that they had to follow what the City's design techniques were.

Commissioner Hill stated that they reviewed this at Zoning and it seemed they have taken the actions to try to prevent this from happening. He further added that the only way to prevent this from happening would be to put in a total barrier.

Commissioner Porter stated if there was any more discussion to please state it and if not, she believed that the Commission should vote to move the applicant forward to City Council or the Rezoning Committee. She made a motion to approve this application and also stated that if Ms. Klema had any other things she could think of that would keep motorists from turning left they would appreciate it. Commissioner Porter asked if Ms. Klema had to go by the City drawings?

Ms. Klema responded by stating that the drawings were much better than what they used to be as far as requirements for these types of things.

Motion to approve this application was seconded by Commissioner Kenley. All were in favor.

Commissioner Porter told Ms. Klema that they would send a letter to Shannon Fine based on their approval.

Application BZA21-028: 4150 Worth Avenue - DHL Pop-Up

Commissioner Porter stated that the next applicant was Kelly Sheppard but she was not present for the meeting. Commissioner Porter explained the request by the applicant. The project was a DHL Express. They want to install a pop-up at Easton Town Center. Easton was going to allow them to place this pop-up on five vacant lots/five vacant parking spaces. Customers would be able to drop off and pick up their packages. This would be a trial run of eight months for this project. If it did not work, they will terminate the project. They need permission from the Commission.

Schematic of DHL Pop Up



Commissioner Porter stated that Ms. Sheppard will have to come back to the Commission at the first of the month and that the applicant was out of town.

The following applications below were not heard by the Commission. They need to go before Zoning first.

- Application CV21-045 - 1535 North Cassady Avenue
- Application BZA21-047- 2600 Stelzer Road

New Business - Karen Rogers

Commissioner Wright explained that Karen Rogers would be replacing her as a representative for Cumberland Ridge. Commissioner Porter clarified that she would be appointed to fill the remainder of Commissioner Wright's seat.

Commissioner Wright expressed her dissatisfaction of porkchops in their area. Commissioner Porter explained that this porkchop would not be near her and that we could not stop progress.

Karen Rogers introduced herself. She did send in her resume and all things that would qualify her. She was very excited to join the Commission.

Commissioner Hill stated that as far as Ms. Rogers' next steps do we need to get something to the City?

Commissioner Porter stated that she had her paperwork that would go to City Council. She would be appointed to complete Commissioner Wright's term. She will not be elected. She would be on the ballot for the next election.

Commissioner Porter made a motion to accept Ms. Rogers as a Cumberland Ridge representative. Seconded by Commissioner Moore. All were in favor. Her term would extend to October 2022.

New Business - Bylaws - Review Article I - III

Commissioner Moore stated that the goal of this review was to incorporate best practices as our new bylaws and to do them in increments, to make them fit the Northeast Area Commission. She wanted to review a few articles at a time until this process was completed. She wanted to review Articles I, II and III.

Article I - Boundaries

The current boundaries for the Northeast Area Commission included seven districts. Commissioner Moore wanted to include two additional boundaries.

The first boundary was Brunswick Estates. Brunswick Estates was currently included with Willow Springs. Willow Springs currently has two representatives. Commissioner Moore wanted to separate them and have one representative for each. The other boundary change would be Arlington Park. Arlington Park has over 1500 parcels and was a very big district. She would like two Commissioners for this district. She has received the division of these parcels from GIS (Geographic Information System). We would have new boundaries for Arlington Park 1 (985 parcels) and Arlington Park 2 (over 550 parcels). She was asking the Commission to split Arlington Park.

Commissioner Hill asked would this mean we would need an additional Commissioner?

Commissioner Moore confirmed that an additional Commissioner would be needed for Arlington Park. Therefore, instead of seven Commissioners we would need nine and our district would move from seven districts to nine districts.

Commissioner Moore made a motion to change Article I which was Boundaries to the Best Practices Article I which would include nine districts instead of seven with Arlington Park 1 and 2. Additionally, Brunswick Estates and Willow Springs would be separate districts and not combined and each have their own separate Commissioners. Seconded by Commissioner Kenley. All were in favor.

Commissioner Hill asked if there were any questions or concerns.

Commissioner Musa asked what caused the change from seven to nine Commissioners?

Commissioner Porter stated that we need a separate Commissioner for each area so that each can function individually.

Article II: Best Practices - Duties & Purpose

Commissioner Moore stated that the only change we made in Article II: we added Section c and Section d and we added one notation from our old bylaws which was "We want to form cooperative relationships with communities, organizations and governments outside the geographical boundaries of the Commission." Commissioner Moore explained this was the only thing that we have added that we wanted to continue to network with areas outside the boundaries. She wanted to have an open dialogue about this being added.

Commissioner Hill asked this was just an addition?

Commissioner Moore confirmed this was just an addition. She explained we didn't take anything out because actually the City determines what our duties and our purpose was. She stated we just wanted to add that purpose. This was something that we wanted to do for the Northeast Area Commission.

Commissioner Porter added we wanted to work in conjunction with other Commissions. Sometimes we might have to work together. She explained there were just areas that we might have to go to, to work together on projects. We wanted to make sure that was included in our bylaws.

Commissioner Porter made a motion that we accept the added language as read. Seconded by Commissioner Davis. Motion carried. All were in favor.

Article III - Membership & Terms

Commissioner Moore discussed the language that was added was "all members will be classified as a Commissioners even At Large."

We also added that Commissioners would be used for special projects as needed.

Commissioner Hill asked were we anticipating any additional projects outside the Commission?

Commissioner Porter stated that we may go wherever the community needs us.

The main questions surrounded how many Commissioners were needed in terms of minimum and maximum. Commissioner Porter suggested nine Commissioners with no Special Appointee from City Hall. All Commissioners would be called Commissioners.

Commissioner Elenora stated that we know we needed nine Commissioners. Best Practices list 17. She believed we do not need 17.

Commissioner Davis asked what did our Bylaws state about the minimum number of Commissioners? Why were we defining a number now?

Commissioner Moore did not see anything in the Bylaws that addressed this.

Commissioner Davis stated that we needed to have some latitude on the maximum number.

The Commission believes 11 Commissioners would work, no less than 9 Commissioners and no more than 11. The two additional Commissioners would allow for additional latitude to assist on other projects as needed.

Karen Rogers stated our Bylaws stated 11 Commissioners. She also was looking at boundaries and stated that the area has grown.

Commissioner Porter explained that some boundaries were in townships and some were in counties. She stated that if she wanted to meet on this they could do so at a later time.

Commissioner Moore stated that the one good thing about Bylaws when they start using Best

Practices if something does not work for us, we could always do an addendum. She would like to make the Bylaws smaller and more user friendly.

Commissioner Porter stated that our current Bylaws were too extensive and too restrictive. They were trying to modify it to make the language easier and shorter.

Commissioner Moore made a motion to accept Article III and the changes that had taken place. Seconded by Commissioner Hill. All were in favor.

Commissioner Moore will forward the next three Articles for discussion for the next meeting. She will also send Articles I, II and III and the discussion they had to the Commission for commentary before sending over to Liaison Scales for adoption into the Bylaws.

Commissioner Porter and Commissioner Moore want to complete a full set of working Bylaws before the Commissioner breaks in August.

City Attorney's Office: Assistant City Attorney Sarah Pomeroy

Ms. Pomeroy did not have many updates. The main item she had was that violence levels tend to go up as the summer starts. They were focused on problem properties such as markets that were a hub of any activity. She stated they will be meeting with market owners and the attorneys that represent them to try and talk through solutions. There were currently calling this "A Market Project."

Commissioner Porter stated that the market across the street from Howard Recreation Center attracts more loitering in the summer. They have had issues with this store. She asked Ms. Pomeroy to keep this market in mind for their Market Project.

Ms. Pomeroy stated that she could be reached at (614) 645-8619 or email scpomeroy@columbus.gov.

Department of Neighborhoods Community Liaison: DeLena P. Scales

Liaison Scales stated that the stay-at-home order ends July 1, 2021 for all virtual and teleconference meetings. She recommended speaking to the recreation center. She wanted to ensure the Commission was prepared for this transition and if additional items were needed such as PPE.

Commissioner Porter stated that she has been to the recreation center and spoke to the individual in charge of the center. They were going to have their July Meeting virtually and return to the center for in person meetings in September. The Commission was on break in August. She has given the recreation center their start date for Commission and Zoning Meetings.

Liaison Scales thanked Commissioner Porter for this information. She stated that this was a perfect transition and gives individuals time to get vaccinated. She will document this information and share with her leadership.

Liaison Scales thanked Commissioner Kenley for his close out report. She stated that the Commission would receive their new MOA tomorrow.

She shared information about the My Brother's Keeper Program. They were hosting a virtual Job Fair for ages 15 and up. She stated she would also send Commissioner Porter information about the Trade Apprenticeship Program.

Building & Zoning Training for all Commissioners: May 15th, 9am -12pm.

Liaison Scales stated that she has been working with the Brunswick Estates neighborhood group on a couple of issues, such as there was a home that has a garage that was being changed into a bar.

She spoke to Cynthia Price, a teacher at Mifflin High School, who leads the newspaper. There were two students identified who want to come on board and serve as Secretary for the Northeast Area Commission.

Liaison Scales gave a reminder to utilize website to upload agenda and meeting minutes and the need to identify two individuals who would share this information (ie, connecting on social media).

She was able to share with Building & Zoning the address for applications.

Liaison Scales welcomed Commissioner Rogers. Liaison Scales stated that Commissioner Rogers cannot participate in voting until 30 days after this meeting.

Commissioner Porter made a motion made to adjourn the meeting. Seconded by Commissioner Moore. Meeting was adjourned at 7:45pm.