

WESTLAND AREA COMMISSION

P.O. Box 293 – Galloway, OH 43119

Wednesday, January 20, 2021

Virtual Meeting through Zoom and Facebook live

Chairman: Scott Taylor; Vice Chairman: Bill Steimer; Treasurer: Dave Van Order; Recording Officer: Tena Thompson

Minutes

7:02 pm Call to Order

Roll Call

Nancy Day-	Marian Hymer-x	Bill Steimer-x	Shawn Thomas-x
Achauer-x	Brian Largan-	David Stewart-x	Tena Thompson-x
Cathy Cowan	Lyman-x	Jeff Tanner-x	David Van Order-x
Becker-x	Mike McKay-x		
Janet Cahill-x			
Ashley Hoye-x	Denise Southworth-	Scott Taylor-x	
	x		

X- Present
AB- Absent
EX- Excused

Chair Taylor asked for a motion to approve the December 2020 minutes with corrections. There were a few typos and the correction of Brian Largan-Lyman's name to amend. Mike McKay made the motion to approve the amended minutes and Janet Cahill seconded. All approved and the December 2020 minutes were approved as amended.

Recognition of guests-

Tony Celebrezze, assistant director of Building and Zoning services, did a verbal presentation about the zoning needs of the community. (The slide show presentation will be emailed to members). He emphasized that zoning always changes and variances increase as time continues. He informed the commission that there is a consultant that will be evaluating the Zoning Code for Columbus. Two of the major areas of the study will be on annexation and population growth. He did discuss some of the positive and negative effects that have and continue to impact the area as the area grows. The Zoning Code review will be in two phases: 1. A technical view of the Zoning code and 2. The making of the new code. The current code is from the 1950s and has been altered to fit the needs of the public. More information to come .

Committee Reports

Zoning –

Committee chair Mike McKay stated that there is one zoning request being presented. It is a rezoning request for the property at 5765 West Broad Street, which is located on the south side of West Broad, across from Kroger.

Currently, The property is a heating and cooling parts and service business. There are two buildings on the property, which are connected internally. The heating and cooling business will remain, but the owner wants to use the other building and a sub-portion of the property as a used car sales lot, which is the reason for the request. The request is to rezone from L-C-4 (limited commercial uses) to C-4 (unrestricted). The property to the east is located in Prairie Twp. and is zoned Commercial. The property to the west, which is currently undeveloped land, is in the City and is zoned L-C-4 and has a specific restriction against used car sales. This was an intentional addition by WAC when voted on approximately 15 years ago in rezoning the property in question.

When presented to the Zoning Commission, there were concerns about the future of the vacant land around the property, the original intentions of WAC traffic concerns, and the residential concerns of the people beside the property. These concerns were addressed again during this meeting. When the Zoning Commission voted, it was 1 - 5 in opposition of the zoning request. Committee chair McKay asked for a motion to approve the rezoning to a L-C-4 to C-4 that would allow the car sales. Jeff Tanner made the motion and Ashley Hoyer seconded. The motion failed in a vote of 11 to 4 against the rezoning.

Commission member Janet Cahill opened the discussion of the responsibility of notification of the zoning hearings to those who were affected by the request. Currently, the city is to inform people about the city hearings but not the local commission hearings. This issue came to attention because residents of Summerlyn's development were not notified about tonight's or last week's meeting about this request. It is clear that the issue of notification will be one that is discussed. More information to come.

Community Relations – Committee chair Ashley Hoyer informed members that on Tues, Jan. 19th, there was a YouTube event, presented by Doctor's Hospital, that discussed Covid. Members of the community were able to interact with a doctor about the virus. The Dr. was able to discuss truths, myths and inform the public on what Covid information is known now. Chair Hoyer will forward the information so that it can be posted on the Facebook page for anyone to view.

Education –

Committee chair David Stewart reported that Covid cases are up in the schools and that they are doing everything they can to prevent the spread and keep students in the classroom. The district is looking at what vaccinations that they can offer staff and other measures that will help. The district is having a hard time keeping substitutes in buildings as the demand increases. Currently, the district is doing the hybrid method of learning.

Planning & Development –

Committee chair Bill Steimer reported that there will be a gun show at Westland Mall 9 to 5 on Sat. Jan 23. Also, there is a lot of development occurring in the new housing development behind Kroger. Chair Taylor stated that there is a new taco shop in the plaza by the Urgent Care on Broad.

Public Health & Safety –

Committee chair Nancy Day-Achauer reminded everyone about the produce distribution at the Inah fire station. The next produce distribution is Sat, Feb 20 . Any volunteers would be appreciated. Also, she informed members about how Franklin Co. Public Health and OSU are working on a youth vaping education program. It will be held online on 2nd Tuesday and fourth Thursday of March, April and May at 6:30. Information will be made available to local schools so that staff and parents can learn more about the dangers and impacts of vaping.

Recreation & Parks –

Committee chair Shawn Thomas reported that he took a walk through Greene Country park and there are new trees in the playground area. He spoke with Kelly Messer, project manager from Rec and Parks, about the Alkaire Park and saw the new design for the park. There were a lot of unseen circumstances that hindered the initial vision of the park. In an upcoming meeting, the new proposal will be shown and explained. The proposal will later be presented to the Darby Accord.

Old Business

There are no updates on the technological requests.

New Business

Chair Taylor sent members the updated 2021 training schedule that are offered by the city. These programs are highly encouraged.

He reminded everyone about the need to update the Commission committees. There are some committees that only have a member. More information to discuss at the February meeting.

Chair Taylor reminded everyone about the meeting on the East West Corridor next Wed, January 27 at 10:30a. He will forward the link to the meeting to members shortly.

Melissa Green was present and reminded members about the upcoming training sessions. She reminded members that tomorrow (Jan 21) was the last day to apply for the Districting Commission. Commission members strongly encouraged each other that someone from the Commission should apply for a position to represent the area. The office less hours will continue where one can speak to city representatives on the first Thursday of the month from 10 to 1130. Links will be sent out.

Adjourn

There being no more business before the Westland Area Commission, Chairman Taylor asked for a motion to adjourn the January 2021 meeting. Janet Cahill moved to adjourn and Ashley Hoye second the motion with all members voting in favor. Meeting ended at 8:35pm. The next meeting of the Westland Area Commission will be held February 17, 2021 via ZOOM and Facebook live.