

Agenda – Clintonville Area Commission

May 4, 2023

Community Room at Whetstone Library Branch, 3909 N. High Street, Columbus, OH 43214

Thanks to Columbus Metropolitan Libraries for hosting this meeting.

A live stream and recording will be made available on [Channel Clintonville](#) on YouTube.

7:00	<p>Call to order, Welcome, Housekeeping, Approval of Agenda – Chair David Vottero</p> <p>Commissioners Present –</p> <table border="0"><tr><td><input checked="" type="checkbox"/> District 1 – David Vottero</td><td><input checked="" type="checkbox"/> District 4 – Hugh Crowell</td><td><input checked="" type="checkbox"/> District 7- Mike Weinman</td></tr><tr><td><input checked="" type="checkbox"/> District 2 – Brian Peifer</td><td><input checked="" type="checkbox"/> District 5 – Brittany Boulton</td><td><input checked="" type="checkbox"/> District 8 – Josh Hively</td></tr><tr><td><input checked="" type="checkbox"/> District 3 – Donna Leigh-Osborne</td><td><input checked="" type="checkbox"/> District 6 – Mark Moritz</td><td><input checked="" type="checkbox"/> District 9 – BJ White</td></tr></table> <p>Pledge of allegiance – Led by CPD Liaison officer John Brown</p> <p>Approval of Agenda – Approved</p>	<input checked="" type="checkbox"/> District 1 – David Vottero	<input checked="" type="checkbox"/> District 4 – Hugh Crowell	<input checked="" type="checkbox"/> District 7- Mike Weinman	<input checked="" type="checkbox"/> District 2 – Brian Peifer	<input checked="" type="checkbox"/> District 5 – Brittany Boulton	<input checked="" type="checkbox"/> District 8 – Josh Hively	<input checked="" type="checkbox"/> District 3 – Donna Leigh-Osborne	<input checked="" type="checkbox"/> District 6 – Mark Moritz	<input checked="" type="checkbox"/> District 9 – BJ White
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7:05	<p>Public Comment –</p> <ul style="list-style-type: none">• Greg Nutter (W. North Broadway) –<ul style="list-style-type: none">○ Further discussion about sharing public comments<ul style="list-style-type: none">▪ Process involved for how public comments got shared with Neighbors for more Neighbors? Contacted city official David Hooie<ul style="list-style-type: none">• Concern for how email content got leaked so fast○ As a commission can you make comments to social groups representing yourself as an area commissioner?• Mary Rodgers (North Broadway) –<ul style="list-style-type: none">○ May 10th meeting for the zoning committee. Will this be specific to the city or Clintonville?<ul style="list-style-type: none">▪ Chair David Vottero - Will hear more from Alex Sauersmith (Columbus City Official)○ Will CAC have a change to zoning plan concurrently or before the city plan is official?<ul style="list-style-type: none">▪ Mary noted that Clintonville has higher density than most areas in the city									
7:15	<p>District Updates – All commissioners</p> <ul style="list-style-type: none">• District 1 – David Vottero<ul style="list-style-type: none">○ Met with home owner at Kensington place that will be associated with a project that will have variances associated with it; Two adjacent owners have concerns about the project going forward○ Reached out to city of Columbus department of public service about Chick Fil A○ Attended Planning and development committee meeting on April 25; Group discussed crossing on N. Broadway Bridge; Also asked planning and development committee what things they have already done○ Met with Rob Dorans and asked how planning and development requests should be structured. Capital budget from the city has no set format for how these requests should be structured or how broad/large those requests should be. Planning and development should send a rough draft of these requests and will present at a future CAC meeting○ May 10th at Whetstone Community Center 6-730p will be the second of the Zone-In meetings. This will be a city initiative and the presentation for this meeting will be on housing• District 2 – Brian Peifer<ul style="list-style-type: none">○ Worked with residents who have had sidewalk redone related to a city project on Longview and had issue with sidewalk management and storm drains and gutters○ Will be out of town for June CAC meeting○ Will not be seeking re-election for District 2• District 3 – Donna Leigh-Osborne									

- Indianola Walhalla Art Walk was scheduled to be on display from 4/24-4/28. The event date has been moved to Monday 5/8- Sunday 5/14 and rebranded as The Walhalla Art Walk: A Focus on Water. This project will be a (portable) art installation that winds through the Walhalla Ravine. It is an art, science and poetry project that will be a series of student works that tell the story our students would like to share with the public and community, based on social justice, science, and research about water issues facing our society. 7th grade students have researched and created websites focused on many different water issues, created screen printed posters about their research and grades K-6 have created poetry based on the 7th graders work. The art pieces will be set up similar to a Story Walk you may see in a park or other public outdoor area. The idea for the Walhalla Art Walk is for children, teens, adults, community members, and families to enjoy the ravine while enjoying the student created art and websites at the same time.

Jared Laughbaum 7th /8th Grade Science, Indianola K-8, Columbus City Schools

- I've received two complaints from neighbors regarding the "siren quiet zone" along E North Broadway, from Indianola to Broadway Place not being followed. Ironically, Commission was emailed by our Station 19 Captain, Chris Gutman and we shared emails regarding topic.
- Residents of D3 held 5th Annual BINGO Extravaganza. This year we raised \$5,300 and donated to North Columbus Intramural League for baseball & softball equipment.
- **District 4 – Hugh Crowell**
 - Met with homeowner for 153 Montrose Way and had discussions to help her prepare for questions from the committee
 - Whetstone prairie restoration – Long term project; coming off of a 5 year plan; Getting ready to implement the next 5 year plan; Hugh will review it on behalf of the commission. Hoping to present the final plan at the 06/01/2023 CAC meeting
- **District 5 – Brittany Boulton**
 - District 5 Coffee hour rained out and will be rescheduled for a later date
 - Attended all 3 of the urban policy trainings over the last month
 - Received email from Cliff at spotlight; There is a planning committee bringing back 4th of July celebrations in Clintonville; Event would take place at Whetstone from 11a-4p. Wanted to see if commissioners would be interested (Hugh interested to help)
- **District 6 – Mark Moritz**
 - Met with Craig Murphy and Michelle [I did not get her last name] from Recreation and Parks earlier this week to talk about their department's plans for the Whetstone park and recreation areas. They gave a brief and broad overview of their plans and they will come to one of the monthly meetings of the Clintonville Area Commission later this summer to present their plans and answer questions from the public.
 - Received a call from a resident on Westwood about the gate at Whetstone Park and informed him that the Recreation and Parks will install a gate in the near future and that representatives from Recreation and Parks will come to one the CAC meetings in the summer to give an update on their plans for improving Whetstone park and recreation areas.
 - Heard concerns from several residents about the planned crosswalk at west North Broadway. Still trying to find out whom to contact at ODOT and Public Services to share the concerns from the residents.
 - Received one request for sidewalks on Fenway road from a resident and directed them to the Eliza Pendexter of the Planning and Development Committee.
- **District 7 – Mike Weinman**
 - Nothing to report
- **District 8 – Josh Hively**
 - Josh and BJ had a touch base with Chick-Fil-A and had discussion about current conditions of that site
 - Still having back and forth with the city about the project
 - Discussion with Officer Brown about Clintonville and crime in districts 8,9
 - Commissioner had break in for his own car; be vigilant about leaving valuables in vehicles
- **District 9 – BJ White**
 - Chick-fil-A site: complaints of tall grass, weeds, fallen construction fence at the site. I reached out to the commercial real estate personnel for Chick-fil-A who was responsive and confirmed the same day that he would have those issues addressed.
 - Deer feeding: complaints of neighborhood residents feeding the deer.
 - Commissioner engagement: Quinn Gleason, a student at OSU, who interviewed me for a

	<p>class project about effecting change locally and how to represent a neighborhood at a city level and its outcomes.</p> <ul style="list-style-type: none"> ○ Parking on street: Parking on Foster Ave and not stopping at the stop signs Adding “No Parking” signs on Foster between E Kanawha Ave and E Stanton Ave. ○ Sign modification requests: Adding the yellow banner for “Crossing Traffic does not stop”. ○ Confidential Communication to the CAC: I am adding a bold, red statement to my signature that states, “If you would like to keep your email confidential, please add CONFIDENTIAL in the subject line.” I am recommending that we add a similar statement to an auto responder from the Commissioners@ClintonvilleAreaCommission.com
7:20	<p>Approval of Past Meeting Minutes – Secretary Peifer</p> <p>April CAC minutes Approved</p>
	<p>Treasurer’s Report – Treasurer White</p> <ul style="list-style-type: none"> ● Beginning Balance – \$1685.17 ● Ending Balance – \$942.70 <ul style="list-style-type: none"> ○ Expenses – 742.47 <ul style="list-style-type: none"> ▪ \$400.75 to Centipede graphics for web hosting ▪ \$51.75 to Ellie Nolls for website URLs and maintenance ▪ \$44.97 to BJ White for Zoom space ▪ \$189 to Steven Hardwick for stamps (▪ \$56 to Clintonville Greenspot for special projects
7:25	<p>Update from City of Columbus – Representatives from Department of Neighborhoods, City Council, Columbus Police Department, Columbus Fire Department and City Attorney’s Office may be in attendance</p> <p>Representatives from Department of Neighborhoods – Rebecca Deeds (REDeeds@columbus.gov)</p> <ul style="list-style-type: none"> ● New liaison for Clintonville not available to come to tonight’s meeting but should be available next month ● No funds can be spent this month ● David Hooie hopes to get MOUs out by Mid-May so can get ball rolling on 2023-24 funds ● Area commissioner networking event is now rescheduled to May 31, 2023 at East Market 6-730p ● Training rescheduled – The May 24th training (trauma response civic training) moved to June 14th <p>Commissioner Questions:</p> <ul style="list-style-type: none"> ● Commissioner Moritz -> Who owns the crosswalk at N. Broadway and 315 <ul style="list-style-type: none"> ○ Rebecca Deeds to follow up with Mark via email <p>City Council – Harrison Poku – N/A</p> <p>Columbus Police Department – Officer John Brown (Community liaison)</p> <ul style="list-style-type: none"> ● Calls about the deer head vandalism all over the place. Individual has been identified and has been happening all over the city. Person has 8 active warrants for his arrest and being investigated for stalking. 4 warrants are felony warrants with no bond. ● April 29th street racing. Officers dispatched for Indianola and Cooke. Drag racing and donuts. When officers responded gun shots came out. CPD Assault squad has gotten involved and investigating individuals involved in the event. Chain of command trying to bring a plan to address this issue. Known that there are 6-8 different intersections mapped out. Communicate by social media and will have lookouts to make sure they are good and then will move to different locations. ● Several 311 complaints of Fairlawn and Foster with regards to the 2 hour parking. Issue related to Bishop Watterson. On April 26th placed 9 tickets. ● Sends crime stats for all of zone 4 – 3 precinct, 14 precinct. Increase in aggravated assaults. There is no trend or explanation at this time. Commissioners if interested or block need to contact John to

	<p>receive this information.</p> <ul style="list-style-type: none"> • May 17 will be conducting an active shooter presentation at Riverview <p>Commissioner Questions:</p> <ul style="list-style-type: none"> • David Vottero – Any upcoming events for national night out? • Nothing reported yet <p>Columbus Fire Department – Captain Chris Gutman (cmgutman@columbus.gov)</p> <ul style="list-style-type: none"> • Hydrant flushing will be occurring around Clintonville around the next month. Will try best to destroy landscaping. • Clintonville Greenspot will start doing flowers in front of the station again as well as other landscaping projects (Station will be painted and potentially brand new roof) • Check address and make sure can be read from the street; Use crosswalk when crossing streets <p>City Attorney’s Office – N/A</p>
7:35	<p>Process for Sharing Public Comment Submitted via E-mail - Chair Vottero</p> <ul style="list-style-type: none"> • Came up after morning of March CAC meeting related to zoning and variance topic at 201 W. North Broadway. Concern about how when they emailed the commissioners that it was able to appear so quickly on the website Neighbors for more Neighbors <ul style="list-style-type: none"> ○ Chair Vottero – When we get comments related to zoning and variance requests we include them in the meeting packet. It is also added to the agenda and includes the application, public comments. Anyone who is on that list serve would receive this information • Some of these letters were included on the website were letters that were specifically sent to the 9 commissioners and thought that it was related to using the generic button to email all commissioners. <ul style="list-style-type: none"> ○ How do we use that? How do we respond to the information? Additionally how is it on a site in less than 48 hours not affiliated with the commission? <ul style="list-style-type: none"> ▪ Chair Vottero – Not a formal policy about how we handle public comment; Chair Vottero will respond personally if it is not from within his district <p>General Discussion:</p> <ul style="list-style-type: none"> • Commissioner Weinman suggested could make a form where anything that comes to us be considered confidential and could release that information if requested <ul style="list-style-type: none"> ○ Also recommended to consider City Attorney to advise on public records • Commissioner Boulton - Anyone can make a public records request per Ohio Law • Commissioner Moritz – This meeting is recorded; Is zoning and variance recorded? <ul style="list-style-type: none"> ○ Zoning and Variance Chair Hardwick - We attempt to provide video records; Livestream has worked but recording has had several issues • Commissioner Boulton – Noted that we are subject to Ohio Sunshine Laws. It would be a great disclaimer about a confidentiality statement at the bottom of our emails. • Commissioner Peifer – Would be nice to have personal emails if we are going to have a confidentiality statement • Commissioner White we have the opportunity with web services to have personalized email from our web services <ul style="list-style-type: none"> ○ Request to include Z&V and potentially committee chairs as well <ul style="list-style-type: none"> ▪ Is there any concern from the city? <ul style="list-style-type: none"> • <i>Request to follow up from the city (David Hooie)</i> • Greg Nutter (W. North Broadway) – Still concerns about transparency. How does the commission respond back to the committee? Still has concern about how the letters were shared. Concern about posting on websites on what could be believed to on behalf of the commission. • Chair Vottero – Bylaws does allow members to explicitly speak on their own behalf and own opinion even when acknowledging they are a commissioner. • Commissioner Boulton - Thinks it is appropriate to share that she is a commissioner and

recognizes that she is only sharing her opinion

- Mary Rodgers (North Broadway) – There was a lot of residents that felt that the information that was presented on the neighbors for more neighbors webpage as bullying. Not expected to address this but is being perceived by more than 50 people as a bullying activity supported by this committee whether correct or not.

7:50 **Discussion of Flag Display and Pledge of Allegiance - Chair Vottero**

General Discussion:

- Commissioner White – Member of a military family; Also member of OSU Band; Any time a chance to stand before the flag give thanks to her father/family and all other military personnel. Anyone should be able to express the liberty for the pledge of allegiance
- Chair Vottero – Moment of unity; Opportunity to present some level of civility and community
- Commissioner Moritz – Still has concerns; Grew up in Netherlands; National Anthem and Pledge of Allegiance has the potential to be viewed as divisive. CAC is open and welcoming, but concern that it may become more divisive and may not be perceived as welcoming by stating the pledge of allegiance
- Commissioner Donna Leigh-Osborne – Grew up in LA; Clintonville the closest thing to a beach community without a beach. OK with people choosing whether to perform the pledge of allegiance if uncomfortable during the meeting

Requested Motion: Approval to continue saying the pledge of allegiance at the beginning of each meeting

Approved - Vote – 8 yes, 1 No (Moritz)

7:55 **Zoning & Variance Committee Agenda – Chair Stephen Hardwick**

1. BZA23-029, 133 E. Dunedin. To raze and construct a detached garage, the applicant asks to reduce the minimum side yard from 3 feet to 2 feet. CC3332.26(B).

Applicant Presentation: Current garage an eye sore and not in good condition. Doesn't match the current home. Builders will be using fireproof materials. Discussed with neighbors next door and they said they were fine with new garage.

Commission comments:

- Commissioner Peifer - Should we include the reason for abstention in the meeting minutes?
 - Commissioner Vottero – Recommend that if the city reaches out to us then they know who abstained and then can reach out to individual(s) to determine reason for abstention

Commissioner	Vote – Yes	Vote - No	Vote - Abstain	Absent
District 1 - Vottero			X	
District 2 - Peifer	X			
District 3 – Leigh-Osborne			X	
District 4 – Crowell	X			
District 5 – Boulton	X			
District 6 – Moritz	X			
District 7 – Weinman	X			

District 8 - Hively	X			
District 9 - White	X			

2. BZA23-032, 557 Blenheim Rd. To construct a single-story addition to the front of the primary structure, the applicant asks to reduce the front yard building line setback line from 35 feet to 33 feet. CC3332.21(A).

Applicant Presentation: Single story cape cod with an updates to internal space and addition of front porch requiring variance

Commissioner	Vote – Yes	Vote - No	Vote - Abstain	Absent
District 1 - Vottero			X	
District 2 - Peifer	X			
District 3 – Leigh-Osborne	X			
District 4 – Crowell	X			
District 5 – Boulton	X			
District 6 – Moritz	X			
District 7 – Weinman	X			
District 8 - Hively	X			
District 9 - White	X			

3. BZA23-044.153 Montrose Way. To replace the existing sunroom with a 2-story addition, the applicant seeks to reduce the minimum required area for maneuverability from 20 feet to 15 feet. CC3332.28. Also include that previous number was 3312.25 -> **Vote on measure is for support for the updated variance.**

Applicant Presentation: City reached out and recommended to update an alternative variance to CC3332.28. City thought side yard obstruction variance was better approach. Applicant was fine with either variance.

Commissioner	Vote – Yes	Vote - No	Vote - Abstain	Absent
District 1 - Vottero			X	
District 2 - Peifer	X			
District 3 – Leigh-Osborne	X			
District 4 – Crowell	X			
District 5 – Boulton	X			

District 6 – Moritz	X			
District 7 – Weinman	X			
District 8 - Hively	X			
District 9 - White	X			

4. BZA23-045 211 Northridge Rd. To raze and rebuild a detached garage, the applicant seeks asks to increase the height of a detached garage from 15 feet to 21 feet. CC3332.38(G).

Applicant presentation: Removing existing detached garage and building new detached garage to make it a little taller and keep as much yard space as possible. Architecture of the garage will match the home.

Commissioner comments:

- Commissioner Crowell - Won't have second story will have attic space for storage; Just windows in the front and the side. No windows facing the rear or the side.

Commissioner	Vote – Yes	Vote - No	Vote - Abstain	Absent
District 1 - Vottero			X	
District 2 - Peifer	X			
District 3 – Leigh-Osborne	X			
District 4 – Crowell	X			
District 5 – Boulton	X			
District 6 – Moritz	X			
District 7 – Weinman	X			
District 8 - Hively	X			
District 9 - White	X			

8:35

City of Columbus ZoneIn Initiative - Alex Sauersmith (acsauersmith@columbus.gov), Planning Manager at City of Columbus Department of Development

Contacts: zoningupdate@columbus.gov;

Website: Columbus.gov/zoningcodeupdate

Website: Columbus.gov/zoningcodeupdate

Zone In on: Columbus Housing – How can modernized zoning support better housing in Columbus?

May 10, 2023 – Whetstone Community Center 6-730p

Zone In on: Our Main Streets – How can mixed-use “main streets” support equitable growth in Columbus?

May 16, 2023 – City of Grace 6-730p

June 1, 2023 – Schiller Community Center 6-730p

Zone in On development – How can modernized zoning support better development in Columbus?

May 24, 2023 – Linden Community Center 6-730p

Zone In on: My Business – How can modernized zoning support the success of my business?

June 8, 2023 – Virtual webinar – Join via the [project website](#) [project website](#) 12-1p

General Discussion:

- City of Columbus and region are growing quite quickly
 - Strategies for growth that City of Columbus is focusing on include:
 - Transit
 - Affordable Housing
 - Modernizing zoning code
 - Zoning code hasn't been updated for 70 years
 - City of Columbus did an assessment and their conclusion was that it doesn't show to be an equitable city for various communities
 - Initial process will be to focus on corridors
 - Zone In identified 62 main streets/corridors (145 miles total); These will be first for zoning code process; Residential focus targeting in 2024; Current zoning code is believed to be restricting city growth
 - 80% of properties are limited with a 35 foot height limit; 80% of the area isn't permitted to allow for housing on the ground floor;
 -

Public Comments:

- Rex S (Acton Rd) – The longer a presentation goes the less acceptable it becomes to a group. Concern about being able to adjust building and zoning codes and build in 6 story buildings in the proposed corridors such as by the library and then residential location.
- Mike McLaughlin (Clintonville) – Who will be the final decision makers for recommendations that come from the Zone In initiative.
 - Alex Sauersmith- Final decisions will go to city council.
- Will the commission review and discuss recommendations from the city?
 - Alex Sauersmith - Will likely be a very protracted process. Corridors hopefully by 2024.
- Are there any other cities that we are using as a reference – Yes (Minneapolis), Austin (Good and Bad), Seattle; seems to be in a better place than Austin or Seattle. Housing – Charlotte, Nashville

Commissioner comments:

- Chair Vottero – Following Zone In process as early as he could. Member of advisory committee to see how it unfolds. Question -> Clintonville has a neighborhood plan and appropriate levels of density along these corridors (High St and Indianola). Is the neighborhood plan a starting point for policy goals and updates to the zoning code?
 - Alex Sauersmith - That is something that has been taken into consideration and what will be suggested as far as the zoning goes with a neighborhood plan
- Commissioner White – Part of conversation clear back to Chair Hardwick and Commissioner in the C2P2 presentation in 2020. Then Chair Wetherholt submitted a letter of support of C2P2. Is this Zone In initiative an expansion of these policies?
 - Alex Sauersmith – Will follow up offline
- Why do we get so many variance requests for parking. What is the metric by which a neighborhood is measured and determines the density needed.
 - Alex Sauersmith – Will follow up offline
- District 9 knows that the from the abundance of infrastructure have seen a water main break. Then two weeks later 20 feet down line. We have failing infrastructure and the rain gardens. When dormitories built at Ohio State School of the Blind and as stakeholders of the neighborhoods they tapped into a water line and burdened the water main structure. Utilities are not mapped. What will we do about the crumbling infrastructure that will support more dense housing.
 - Alex Sauersmith - Utilities are mapped. There is a way to find but they don't make it available for security reasons.

	Announcement of Next Meeting - <i>The next meeting will be at 7pm on Thursday, June 1st, at Whetstone Library.</i>
8:50	Additional Public Comment
8:55	Adjourn

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