

Powel City Council Presentation

Good evening Mayor Lorenz and Member of Council

For the record and those in the audience who don't know me – my name is Chuck Johnson and I am an 8 year resident of Powell and live at 283 Penny Lane.

As I stated in my last visit, I am a graduate of The OHIO STATE UNIVERSITY where I majored in Real Estate and Urban Land Economics and a former partner of George Banning and Pete Edwards with over 25 years' experience in both high end, commercial and residential development. With that being said, I feel uniquely qualified to comment on the Harpers' Point application.

First, I'd like to thank Mr. Pivar for his patience and tenacity shepherding this project to where it's at today.

Considering the obtuse shape of the site, in addition to the environmental concerns, most developers wouldn't even consider this site economically viable. Yet Mr. Pivar has face questionable opposition and has spent thousands of dollars and man hours planning on what I think will become the jewel on the crown of downtown Powell.

I believe he has acquiesced to every request Council and BZA has asked of him. I question; if any more is asked of him, might he give-up and walk away.

With no disrespect for the current land owner, this site has been an eye-sore that has plagued the community for years. It has only deteriorated further since I developed Bartholomew Run some 28 years ago.

This development not only cleans up the environmental hazard, it fulfills an unmet demand for upscale architecturally pleasing, patio –homes which will help stimulate the downtown's economy and increase Powell's tax base without over-burdening services.

I ask anyone ... can you tell me a more suitable use of this property?

Should Mr. Pivar not gain the needed approvals tonight, might he abandoned this project ... could it leave us with this continued eye-sore for another 10-15 years until such time another developer is found?

The stakes are high, I believe Council realizes the right thing to do is to approve this request for the benefit of the entire community.

Thank you, I appreciate you allowing me to share my thoughts.