

**MINUTES**

**DEVELOPMENT COMMITTEE**

Village Green Municipal Building Council Chambers

47 Hall Street

# September 7, 2021

**6:30 p.m.**

The meeting began at 6:30 p.m. Those present included:

**Committee Members**: Brian Lorenz, Chairman; Heather Karr & Melissa Riggins, Councilmembers; Andrew White, City Manager; Jeffrey Tyler, Assistant City Manager/Community Development Director; Claudia Husak, Planning Director; Shawn Boysko, P&Z Representative; and David Lester, Citizen Representative.

**Staff/Others**: Chris Huber, City Engineer; Elise Schellin, Development Planner; and other interested parties.

**Approval of the Minutes:** No minutes were approved.

**Today’s Business**:

1. Sidewalk Assessment Program Proposal:

Mr. Tyler introduced the project and reviewed the memo.

Committee Comment:

The committee was generally in agreement with the direction of the proposal. However, Mr. Lorenz stated his concern about the language providing discretion of the removal of the assessment from the owner’s responsibility. He felt that there may be inconsistency potentially from Council in subsequent years. Mr. Lester and Councilwoman Karr were in favor of the language presented. However, they concurred with Mr. Lorenz’s concern.

**ACTION PLAN:** The Committee requested that staff revise the language to be more definitive with respect to removing the responsibility for the assessment from the individual property owners and assuring that the City would pay for sidewalk repairs and replacements.

1. Annexation Zoning Establishment Potential Code Amendment:

Ms. Husak introduced the issue and reviewed the memo.

Committee Comment:

Mr. Lorenz reminded the Committee of the shortcoming of the zoning code as it applies to Township properties when they retain Township zoning. He explained that while there is a need to update the City of Powell Zoning Code, it would not address newly annexed parcels unless they are zoned to a Powell zoning classification.

The Committee discussed the options outlined in the staff memo and requested staff discuss the pros and cons between the options. Questions were asked regarding the applicability of a residential classification should an already developed commercial parcel be annexed.

**ACTION PLAN**: The Committee agreed unanimously with Councilman Lorenz that the “lowest use” option should be the one to proceed with when taking a look at re-writing the code language.

1. Downtown Investment Strategy Evaluation Update:

Mr. Tyler and Ms. Husak introduced the project and reviewed the memo. This presentation was intended to be an update only. Therefore there was not much Committee comment or an associate action plan.

**Other Business:**

* Code Enforcement

Mr. Lorenz stated a concern about the on-going trash issue at the Powell Grand Apartments. The discussion centered on the owner’s responsibility and the fact that the ownership had changed hands recently.

* Traffic Light Sequencing on Sawmill Parkway

Mr. Lorenz stated his concern over the traffic light sequencing on Sawmill Parkway. Mr. Huber stated that the County was currently looking at studying the Sawmill Parkway corridor for the purpose of making potential signal timing adjustments later in the fall. Mr. Huber stated he would contact Delaware County to investigate any current issues.

**Adjournment** - Having no other business to come before the Committee, the meeting was adjourned at 7:27 p.m. The next meeting will be held October 5, 2021.