

**MINUTES**  
**CITY & SAFETY SERVICES COMMITTEE**  
**MARCH 9, 2020**  
**7:00 p.m.**

Members in Attendance: Chris Fahl, Vice-Chair  
Beth Clodfelter, Member

Administrators and/o  
Other Elected Officials: Acting Mayor Knisely

**ITEMS DISCUSSED:**

- Community Development Block Grant (CDBG)
  - Fahl – every two years the City is eligible for CDBG Allocation Funds – these projects must qualify under the national objective of Low- and Moderate-Income (LMI) Benefit or Elimination of Slum and Blight – two public hearings are required, the first to provide citizens with information about the CDBG Program and to review possible projects, and the second will be a discussion of the selected project(s) – projects being considered are for water system, sidewalk and accessibility improvements
  
  - Acting Mayor – the first public hearing will be held next Monday, March 16, and the second public hearing on April 20, both at 7:00 p.m.
  
  - Risner – asked if projects have been identified
  - Acting Mayor – for the Allocation Funds the listed projects are for College Street and West Side Accessibility Improvements, for the Residential Public Infrastructure Program (funding is available up to \$750,000) the listed project is the Armitage Well Field Improvements, but the Administration is suggesting this be put on hold until the 2022 submittal, and for the Critical Infrastructure Program (funding is available up to \$500,000) the WWTP Dewatering Equipment was suggested, but was rejected for lack of OEPA Permit-to-Install (PTI) – the City will be submitting this week for a PTI, noting that the application will take minimal effort to resubmit
  
  - Smedley – asked if one or both allocation projects are being considered for the current grant
  - Acting Mayor -- (\$150,000) is available, so likely only one, but she will clarify with the Administration

-Smedley – asked why the City plans to hold submittal of the application for the Armitage Well Field Improvements until 2022

-Acting Mayor – this will need to be clarified with the Administration

-Clodfelter – asked if the City can only apply in one category

-Acting Mayor – believes the City can apply for more than one

**ITEMS NEEDED ON THE NEXT CITY COUNCIL AGENDA:**

1. CDBG

**MINUTES**  
**MARCH 9, 2020**  
**COMMITTEE OF THE WHOLE**  
**7:00 P.M.**

Council Members in Attendance: Beth Clodfelter  
Sam Crowl  
Peter Kotses  
Jeff Risner  
Arian Smedley

Administrators and/or  
Other Elected Officials: Acting Mayor Knisely  
President Pro Tem Fahl

**Items Discussed:**

- Age-Friendly Community (designation)
  - Acting Mayor Knisely – a number of meetings have been held in our community – the largest was held in November, 2019 on this topic at which Katie White, Director of the Age-Friendly Community in Columbus, Ohio, along with Holly Dabelko Shoeny, an Associate Professor at The Ohio State University spoke – attendees were eager to pursue this designation for the City of Athens – a smaller group of representatives from the University and the City interested in moving forward with the designation has met twice since then – the local group would like to submit an application – part of that process requires a letter of intent from the Mayor and also a Resolution from the Legislative Authority – the Resolution would state that it supports the planning process, and requests participation in the Network of Age-Friendly Communities – this is part of a 5-year program – the first part is planning, and the second part is assessment and implementation of whatever the group decides to do over this period – the designation is awarded by the American Association of Retired People (AARP) and, if awarded the designation, Athens would be one of several cities along with Akron, Cincinnati, Cleveland, Columbus, Oxford, Westerville and Yellow Springs, as well as with several counties including Franklin and Clinton – this designation then links to the World Health Organization Global Network of Age-Friendly Cities and Communities that will offer the City a number of resources – could lend credibility to grant applications and future projects
  - Clodfelter – questioned how this designation might change our community
  - Acting Mayor – would likely change in a number of set areas of participation, and will set goals for the community – at this time, all of the areas have not been decided

-Kotses – asked if this was ever discussed as part of the City’s Comprehensive Plan

-Acting Mayor – believes there were elements of it, but not this official designation – believes it would provide links to our planning process, affordable housing, and possibly environment and sustainability standards

-Fahl – these types of designations help with best management practices, and provides the opportunity and tools to be able to survey the community’s needs

-Smedley – any opportunity to make our community more inclusive, inviting and welcoming for people of all walks of life seems to fit within our mission as a City – this is a positive step

-Clodfelter – having this designation could attract some very good new members to our community

-Rob Delach, Morris Avenue – this is a great idea, and will help our community – AARP is a strong advocate for our global community – it is very focused on enabling communities to plan better for active transportation – better accessibility is important for our aging population

-Acting Mayor – the letter of commitment has four elements of participation: 1) establishing a mechanism to involve older people; 2) a baseline assessment of the age-friendliness of the community; 3) development of a community-wide action plan based on the findings of the assessment; and 4) identification of indicators so progress can be monitored against the action plan

-Fahl – some of this work has already been done as part of the Comprehensive Plan

-Risner – asked how and who set the metrics for age-friendliness

-Acting Mayor – there are set parameters by AARP and by the World Health Organization

-Risner – asked if those can be shared

-Acting Mayor – she doesn’t have those with her tonight, but can certainly share them

-Fahl – pointed out that AARP works very closely with the National League of Cities

## **ITEMS NEEDED ON THE NEXT CITY COUNCIL AGENDA:**

1. AARP Resolution

**MINUTES**  
**FINANCE & PERSONNEL COMMITTEE**  
**MARCH 9, 2020**  
**7:00 p.m.**

Members in Attendance: Sam Crowl, Chair  
Jeff Risner, Vice-Chair  
Peter Kotses, Member  
Arian Smedley, Member

Administrators and/or  
Other Elected Officials: Acting Mayor Knisely

**ITEMS DISCUSSED:**

- Appropriation  
-Crowl – an appropriation that was approved in 2019 for Municipal Court needs to be approved again for expenditure this year – this appropriation is (\$34,750) to the Judge’s Computer Fund, 230, T.C. 300, which is the grant amount from the Supreme Court of Ohio for additional improvements to the Municipal Court case management system, judicial tools, to allow moving to a paperless system – can view case files, sign documents electronically, and keep notes

**ITEMS NEEDED ON THE NEXT CITY COUNCIL AGENDA:**

1. Appropriation

**MINUTES**  
**PLANNING & DEVELOPMENT COMMITTEE**  
**MARCH 9, 2020**  
**7:00 p.m.**

Members in Attendance: Chris Fahl, Chair  
Jeff Risner, Vice-Chair  
Arian Smedley, Member

Administrators and/or

Other Elected Officials: Acting Mayor Knisely

**Items Discussed:**

- City/Township Economic Development Agreement
  - Fahl – this agreement with the Township Trustees is the first step in a much lengthier process for a proposed annexation located north of Luhrig Road, across State Route 682 from University Estates
  
  - Rusty Rittenhouse, attorney representing the current landowner, East State Street Development Company, LLC, as well as the developer, Woda Cooper Companies, Inc. – his clients are seeking to annex two parcels of property into the City through an Expedited Type I process that requires an advance agreement between the City and the Township Trustees prior to submission to the Athens County Commissioners – if annexed, the Woda Cooper Companies would purchase a portion of the property in order to develop two tax credit residential developments to be zoned R-3 – the remaining property would be kept by the East State Street Development Company and would be zoned B-3 – at the time of annexation, the City will be asked to provide water, sewer, police and fire services to the annexed land
  
  - Fahl – indicated that an additional part of this annexation will require a release of water service by the Le-Ax Regional Water District to the City
  - Rittenhouse – a fee for release is being requested by Le-Ax, and the developer will pay that
  
  - Frank Fugate, Woda Cooper Companies development team – explained that Woda Cooper is an affordable housing developer in 15 states with over 300 developments of 15,000 units – currently have Beaumont Green in Athens, a senior living development – being considered is a general occupancy or family development that is energy efficient, cost effective housing, and will be professionally managed – local contractors will be used for a great deal of the construction – will generate quite a lot of

business within the community – one development will be 51 units with an adjacent development across the pond that will be 56 units

-Fahl – this is a great opportunity to bring affordable housing to the area

-Risner – asked about re-landscaping of the area and whether that will be done with native species in mind

-Fugate – will use native species, self-sufficient, with low maintenance – this will be a leed green development

-Smedley – asked to share the makeup of the different sizes of the units

-Fugate – Kershaw Green will consist of 12 one-bedroom; 30 two-bedroom; and 9 three-bedroom units – Tyler will consist of 15 one-bedroom; 30 two-bedroom; and 11 three-bedroom units

-Smedley – noted that a total of six units will be accessible

-Fugate – there will be some beyond that for the hearing-impaired – all units are designed level to the ground, no steps

-Smedley – questioned if, generally, universal design is used

-Fugate – yes, that is a requirement

-Clodfelter – asked about the pricing of the units

-Fugate – this housing development will be open to those within the 30%-80% median income level of Athens County (see attached income guidelines) – one-bedroom at 30% is \$367 and at 80% is \$762 per month; 3-bedroom at 30% is \$508 and at 80% is \$1098

-Kotses – asked about ownership of the infrastructure

-Fugate – part of Luhrig Road will be annexed, but will continue to be maintained by the Township – noted that a lot of the land outside the annexation area is in the floodplain

-Crowl – asked about any changes on State Route 682 that might be needed for access to the development

-Fugate – this is still in the early stages of planning – will do whatever is requested by ODOT

-Acting Mayor – asked about the building height

-Fugate – the buildings will consist of 3-story walk-ups

-Luhrig Road resident near the proposed development – shared his concerns about traffic impact in the area – stressed the importance of early transportation infrastructure planning -- trusts the Council will address this issue with the Mayor and Service-Safety Director – there are already significant delays at the State Route 682 and Union intersection

-Acting Mayor – will convey his questions and concerns to the Administration

-Fugate – further into the process he believes a traffic analysis will be required

- Le-Ax Regional Water District
  - Fahl – this is a certificate of registration required by Title 49 for use of the public right-of-way – Le-Ax has approximately three miles of water lines in various locations throughout the City – original certificates of registration are approved by City Council and renewals are handled by the Service-Safety Director
  
  - Smedley – clarified that this use is for a 7-year period and the registration fee is \$50.00
  
- New Carpenter Hall (right-of-way permit)
  - Fahl – New Carpenter Hall is requesting a special use permit to continue utilizing the alley and additional public right-of-way behind the property as access, parking and an enclosed dumpster

**ITEMS NEEDED ON THE NEXT CITY COUNCIL AGENDA:**

1. Township Agreement
2. Le-Ax Regional Water District
3. New Carpenter Hall