



*National Register of Historic Places*  
P.O. Box 163442 • Columbus, Ohio 43216  
[www.HarrisonWest.org](http://www.HarrisonWest.org)

June 19, 2019

## **Harrison West Society Meeting Agenda**

Meeting: Wednesday, June 19, 2019, 7 p.m.

Harrison Park Condos Community Center

- Introductions
- Approval of the March Meeting Minutes
- [As soon as available] Police Report- Officer Steve Smith
- President Report- Tim Price
- Treasurer Report- Zack Nelson
- Development Report- David Carey
  - 1071 Michigan Ave - Laura MacGregor Comek
  - 1085 Harrison Avenue – Jon R. Stevenson
  - 576 W. 2nd – home addition – Jeff Jablonka
- Parks and Green Space Report- Bob Mangia
- Membership Report- Lexi Grimm
- Communications Report- Brenn Waldman-Hinderliter
- Social Chair Report – Emily Berrigan
- Short North Foundation Report – Josh Hinderliter
- Harrison West Block Watch Report- Leigh Oldershaw
- Open Forum
- Adjournment

Next Meeting: Wednesday, July 17 at 7 p.m. at the Harrison West Condominium Community Center, 575 W 1st Ave.

**PRESIDENT**  
Tim Price  
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**VICE PRESIDENT**  
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**TREASURER**  
Zack Nelson  
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## Harrison West Society Meeting ~ May 15, 2019

Meeting called to order at 7:01 PM at Harrison Park Community Center **Quorum Present**

**Presiding:** Tim Price, President

**Minutes:** Motion to approve March minutes by J. Hinderliter, Second by B. Mangia, minutes PASSED.

**Matt Wolf – Neighborhood Clean-Ups:**

**President's Report:** T. Price. Zeno's presented a concept for a patio. Asked for a letter of approval based upon previous vote to attach to application to the city. **Motion to send letter of approval to the City. APPROVED**

**Treasurer's Report:** Z. Nelson. We have \$8,056.52 in the bank. Paid insurance and other bills. \$1,000 slated to the Jazz Stage.

**Development:** D. Carey. **Presentation:** River House graphics commission proposal. Entrance at (1) entrance at Perry Street, (2) Ingleside and (3) south wall facing 315 and storage facility. Concerns of Exec: size – they were larger and taller – sidewalks had not been built and the initial designs blocked the walk. Current proposal: (1) Perry ground sign as proposed is 5' T x 12' W with backlit channel letters on a faux wood sign, light lamination of the steel band, sidewalk connection issue fixed. (2) Same as Perry St. but slightly larger; (3) South wall of the west building River House wall sign is 1/2 the graphic area that it was and is on the parapet not the roof. Important for the owners of the complex to identify it. Variance (1) to permit the south wall sign; (2) reduce the distance of an illuminated ground sign from 50' to 45' for Ingleside and 15' for Perry St.; (3) permit a ground sign not directed to the street thereby permitting Ingleside. Increase graphic area of sign from 32SF to 41SF. B. Mangia – doesn't think walls are appropriate in this neighborhood, why not put it on the existing utility building? Learn from Thurber Village that it feels exclusive, not involved in the neighborhood. Sidewalk and plantings are nice, but dislike the wall. Make the buildings fit into existing grid of the neighborhood. D. Perry 60s-70s complexes have exclusive entrances to the neighborhood. There is circulation through the complex. Aligned circulation with extension of Perry. All 1<sup>st</sup> floor units have patios. Ground signs are lower and soft lighting and done at a pedestrian scale. B. Johnson – doesn't like the 5' sign. B. Colvin – wall is solid with parking behind it, maybe better with sightline through it. D. Perry – provided screening for the parking lot. **Motion: to approve the graphics commission proposal for 871 Ingleside. Second, J. Hinderliter PASSED**

**Presentation:** 1071 Michigan, Laura Comack, (Wayne Henry) old church completely covers the existing lot. Currently has no parking. Plan to renovate, zoning permits 2 units as it exists now. Need variances that do not change anything in the existing structure: (1) permit building to occupy more than 50% of lot area at 62.6%; (2) Reduction of minimum side yard from 3' to 2.8' on north side; (3) Reduction of rear yard to 5% from 25% of the lot area; (4) Maximum side yard permitted is 16' total existing is 5.9'; (5) Landscaping variance reducing minimum of 1 tree to 0. B. Mangia – thoughts about breaking up sidewalk pad. Grass from building to sidewalk. Will they put the treelawn back? Possibly. Will the curb cut be eliminated? Probably reinstall the curb. Timetable? As soon as approved, they will apply for permits and start construction. Condo or rental? Condo. Not sure if it will be owner-occupied. They just renovated a place in Italian Village.

**Presentation:** Joe Reidy, on schedule with construction, slated for completion by the end of 2021 to minimize disruption of the neighborhood. Today 1<sup>st</sup> day bike trail was supposed to be closed. Fencing will be installed to start excavation within the trail for stormwater lines and 30' dig to connect sanitary sewer. Knew they would have to repair the most highly used trail in Central Ohio, City has looked to expand it from 9' to 12'. Reached out to City to work together to widen stretch from 5<sup>th</sup> to 3<sup>rd</sup> Ave. and totally repaved. They will pay to repair the portions they are damaging. Any mutual economies for repaving and widening the whole thing. Request neighborhood approval for expenditure up to \$150K from Humko 2 TIF. Intended to provide for neighborhood improvements. D. Carey: Exec Committee has concerns with process concerning the Humko 2 TIF with this development to use \$1.5Mi on park acquisition until the decision had been made. We looked at it as a win, but concerned about having no input at the front end. Arranged a 4.10.19 meeting with the City requesting to provide input to the City similar to what we do with UIRF. Belief that we'd be working at HWS meetings to compile a list of neighborhood improvements. This project has been brought outside of the process with the first request to discuss at this meeting. HWS should discuss what they want to do with the funds. If bike path widening. Concern with statements by R. Harris on NextDoor.com that the land was donated to the City. B. Mangia, widening of the trail was a concession by Wags for taking away some of the parkland. UIRF funds for 3<sup>rd</sup> and Perry bump out was put aside that might be put towards the bike trail. B. Westall: extending the path south behind the storage building, good UIRF project and budget but we're not certain how to get around the turn in the river. UIRF might be close to enough but might need to buy a piece right of way. Starts in the Fall. J. Hinderliter: meeting was centered around how HWS can have more input, BW extended ideas for consideration, 1 of which was widening the trail. Weeks later Joe reaches out to the idea. BW: time to widen the trail, makes sense now because there had been no discussion with Wags; JR: because it's a City trail,

when Wags approached City about shutting it down it had to be reviewed by Rec & Parks and met with BW. Willing to build it back at 12'. JR asked about using Humko 2 funds. Urgency to contract with pavers within current period of trail closure (through July 15, 2019). Get contract now to be completed before the trail reopens. Permit no longer than 60 days. Could get all done before 7/15/19 and permit reopening of trail and widened. JH: W. Perry Street closure requested to be lessened especially in front of the park. A lot of bike and other traffic is being detoured onto Perry. D. Colvin: Gowdy Field promise of exchanged parkland (\$1mi). \$ from sale went to boat ramp and the Goodale bike connector. 2 issues with bike path: 1. concern that when it's 12' there will be tendency to use it for something other than bikes or walking (races), 2. 4<sup>th</sup> and Perry is effectively one lane. Not clear that the barrels are in the street on Perry to protect cyclists from cars. DP: Channel 6 says that the bike trail will be 12' when it opens. TIF is supposed to be for betterment for the community and City is using it as their piggybank. Why is HWS being asked to pay for it. Wags has committed \$850K on park improvements. This project is not outside what the TIF is meant for. CR: one of the heavier use areas of the bike path (Campus and Antrim); path is 10' north and south of this section. BW: 12' is considered too narrow in other cities. No other neighborhoods in this position where we can have this input and funding. 1.8 acres owned by City and 4.2 additional acres owned by Harrison Market Community Authority, development agreement calls for that to be transferred to the City, want a Parks committee that will work with the Community Authority to program it before it's transferred. City to enter a management agreement to irrigate and maintain the land. \$850K that park committee will determine how to use. Who is paying POD? Wags is. Initial drawing payment will come from Wags. Sensed opportunity and availability of funds. Using Humko TIF means all \$850K remaining for park funds. What happens if votes against bike path. JR: City passed legislation the changed neighborhood TIFs and City can use in other neighborhoods. Why not 15'? Needs modernization. How much do we save by doing it now? Several thousand \$ (BW: 20-30%). BWH: grass in the park is now being cut by Wags through 9/1/19 every 2 weeks. Ask to keep Exec updated on construction. Joe says yes. Wags will be preparing land east of Perry on 5<sup>th</sup> to mow the tree lawn. Existing pavement will be ground down. Wags to pay for everything they are damaging, 12' section of brand new pavement will be seen. TIF would pay for the balance of the damaged (80-90%) up to \$150k (10% of what's in TIF). **Motion: to approve expenditure of up to \$150K Second J. Hinderliter (14 for PASSED).**

[development@harrisonwest.org](mailto:development@harrisonwest.org)

**Parks:** B. Mangia. Park cleanup Harrison Park on 5/22 Side by Side Park (weeding of traffic island and get mulch) from 6-8PM and Saturday 5/25 from 9AM-11AM meet at Side by Side. Beds available for adoption. Clean up after your dogs. [parks@harrisonwest.org](mailto:parks@harrisonwest.org). Perry St. Park committee = M. MacDonald, B. Waldmann-Hinderliter, B. Mangia, Debby Colvin, email [secretary@harrisonwest.org](mailto:secretary@harrisonwest.org) to join the committee.

**Membership:** L. Grimm. No report.

**Communications:** B. Waldmann- Hinderliter, SN Yard Sale 6/1/19 from 9AM-3PM. Sunday, 6/2/19 map of race coming through neighborhood will be put on Facebook. Contact: [communication@harrisonwest.org](mailto:communication@harrisonwest.org).

**Social:** Planning a block party! August 3<sup>rd</sup> at the Harrison Park Community Center. Want to serve alcoholic beverages but will also be family friendly. Want a small band to play PG classic rock, be budget conscious.

**Short North Foundation:** J. Hinderliter, new parking adjustments to the rules have come out – details on ColumbusUnderground.com will lessen some restrictions during the day.

**Block Watch:** L. Oldershaw. 2 burglaries on garages or sheds. 1 theft from a vehicle. If you have any issues or questions please contact at [blockwatch@harrisonwest.org](mailto:blockwatch@harrisonwest.org) or go to the Harrison West Block Watch group on the Harrison West Society Facebook page.

**Open Forum:** D. Carey, Wagenbrenner posted inaccurate information on NextDoor.com please let Exec Committee know. In County Auditor site the cost to the City was \$0.

MI Home model will be done in Grandview Yard in June 15<sup>th</sup>.

**Meeting adjourned 8:33PM. Motion to adjourn M. MacDonald, second by J. Hinderliter. ADJOURNED.**

**Attendance:** Sandy and Mitch Allen, Sean and Caitlin Bletzacker, David Carey, Debby and Jerry Colvin, Becky Davis, Joe George, Andrew Gottesman, Dave Haley, Wayne Henry, Phil and Holly Higgins, Josh Hinderliter, Steve Hornyak, Matt Hyla, Brian Johnson, Mary MacDonald, Bob Mangia, Lauren McGregor, Zach Nelson, Leigh Oldershaw, Dave Perry, Tania Peterson, Diane Plunkett, Tim Price, Joe Reidy, Chris Ruder, Brenn Waldmann-Hinderliter, Brad Westall