

EXECUTIVE COMMITTEE
May 25, 2023

The **Executive Committee** of the Lima/Allen County Regional Planning Commission met on **Thursday, May 25, 2023, at 4:00 p.m.** in the Commission office located at 130 West North Street, Lima, Ohio.

A quorum being present, Beth Seibert brought the meeting to order at 4:00 pm and proceeded with the agenda.

1. ROLL CALL

Mr. Howard Elstro	City of Lima
Mr. Steve Ewing	Auglaize Township
Mr. Jerry Gilden	Marion Township
Mr. Doug Post	Amanda Township
Ms. Beth Seibert	Allen County
Mr. Chuck Schierloh	City of Lima
Mr. Jamie Mehaffie	City of Delphos

STAFF

Ms. Shaunna Basinger	Lima/Allen County Regional Planning Commission
Mr. Brandon Casler	Lima/Allen County Regional Planning Commission
Ms. Tara Reynolds Bales	Lima/Allen County Regional Planning Commission
Mr. Cody Doyle	Lima/Allen County Regional Planning Commission

2. APPROVAL OF EC MINUTES – April 20, 2023

Motion 33 (5-25-2023) EC

Doug Post motioned that the Executive Committee minutes of April 20, 2023, be approved. Seconded by Steve Ewing, the motion carried.

3. COMMUNICATIONS

Ms. Reynolds Bales reported on the following three items:

A vision and mission statement are being developed for LACRPC. Committee members should expect an email in the coming weeks asking for input on both the mission and vision statement.

Recruitment of summer interns is well underway and two resumes have been received. The hope is to engage two interns with the end goal being to find a permanent planning employee.

Choice One Engineering has been engaged for the RTPO work. The current plan is to have a signed agreement by the end of June. The RTPO Board, once established, will be the hiring body for the RTPO Manager.

4. FINANCIAL REPORT

Mr. Casler gave a financial update sharing that all memberships have been paid. Bills include custom staffing and payments to the county for services that we use. The dumpster has been obtained at a rate of \$30/month and will be delivered next week. A substantial health insurance payment will appear on next month's financial report due to the addition of dependents. Reimbursement for Mr. Mazur's time will be direct due to his work solely on the Long Range Plan which can be billed to ODOT.

Motion 34 (5-25-23) EC

Jerry Gilden made the motion that the financial report be accepted and authorized payment of the bills, payroll, and PERS. Seconded by Doug Post, the motion carried.

5. STANDING COMMITTEES

a. Administrative Affairs Committee

AAC did not meet in May.

b. Community Development Committee

Ms. Basinger and Mr. Doyle reported for Mith Kingsley. CDC met on May 18th and received updates on the Bluffton Comp Plan, CHIP, UPWP, LRTP, and the RTA. Information was shared on the Safe Streets and Roads for All grant. This meeting was the opening of the public comment period for the Bluffton Beyond Tomorrow Comprehensive Plan which will end on June 15th.

Motion 35 (5-25-23) EC

Steve Ewing made the motion to approve the CDC report. Seconded by Doug Post, the motion carried.

c. Developmental Controls Committee

Chuck Schierloh reported that the DCC met on April 25th and May 9th :

April 25th- Committee members discussed the resubmission of a recently tabled rezoning petition. The matter concerns the rezoning of a plot of land in Bath Township from R1 to R2 for the development of multi-family housing. Staff recommendation was denial due solely to the direct contradiction to the Bath Township Comprehensive Plan. Upon discussion, committee members voted to reject the staff recommendation.

May 9th- Committee members considered a variance petition for a parcel of land on Baty Road in American Township. The petitioners are looking to purchase the land to the rear of their property extending the lot to a total of 1.24 acres. This additional acreage would create an excessive width-to-depth ratio. The parent parcel would remain within zoning requirements. All requirements are met except for the width-to-depth ratio. Staff recommended acceptance of the zoning petition and committee members voted to accept the recommendation.

EC members discussed the process for LACRPC members to update their comprehensive plans and the cases which have occurred in recent months which are examples of this need (i.e. the rezoning petitions within Bath and American Township the DCC has recently seen).

Motion 36 (5-25-23) EC

Howard Elstro made the motion to approve the DCC report. Seconded by Doug Post, the motion carried.

d. Transportation Coordinating Committee

Doug Post reported that the TCC met on May 25th and received an update from the RTA and regarding the LRTP and UPWP. The TCC also was informed of the Safe Streets and Roads for All Grant.

Motion 37 (5-25-23) EC

Jamie Mehaffie made the motion to approve the TCC report. Seconded by Jerry Gilden, the motion carried.

6. OTHER COMMITTEE REPORTS

a. CAC Committee

CAC did not meet in May.

b. TAC Committee

Ms. Basinger reported that the TAC met on May 23rd with the same agenda as the TCC.

7. STAFF PLANNING ASSISTANCE REPORT: April 2023

Mr. Casler presented the staff planning assistance report making note of the main work being done: LRTP, CDBG, and ADA. The 700 series (RTPO) has been added to the staffing report.

Motion 38 (5-25-23) EC

Jerry Gilden made the motion to accept the Staffing Report. Seconded by Steve Ewing, the motion carried.

8. BLUFFTON BEYOND TOMORROW COMPREHENSIVE PLAN

Mr. Doyle gave an overview of the Bluffton Beyond Tomorrow Plan stating that the comment period began May 18 and will continue through June 15 and can be found in its entirety on the LACRPC website in the “Recently at RPC...” Section. This plan was initiated in April of last year and saw very high levels of public participation not only from the steering committee of 12-13 individuals but also during the online surveys (600+ responses) and open houses (95+ attendees). Mr. Doyle highlighted some goals created through this process including modest growth, a shift toward trip-generating businesses downtown, housing for those making less than the median income, more walking and biking paths, and more downtown entertainment for your adults. This comprehensive plan was written in a way the general public/layperson will be able to understand and utilize the information. To aid in this effort, a bulleted summary is included at the close of every section to highlight the major goals, talking points, and recommended strategies.

Ms. Seibert commented on the pleasant appearance and easy understandability of the document. Mr. Gilden questioned how much time was spent in total on the creation of this document. Mr. Doyle responded that the work took place starting in April '22 and that in comparison Lima's Vision 2040 plan was approx. \$14,000. Mr. Doyle added that were someone to work through a consulting firm on this same document the price may run upwards of \$100,000. Mr. Doyle added that because this plan was a completely new creation and public involvement was so hearty from the beginning, the BBT plan did consume more hours than an average comp plan or comp plan update. In future comp plans contracted through LACRPC, public participation expectations will be discussed before commencement in order to budget staff time and comp plan costs. Ms. Reynolds contributed that this is in no way meant to be prohibitive for a future project in regards to public participation but to merely point out that the higher levels of public and steering committee participation altered the scope of work than one could expect from a standard comprehensive plan, therefore, altering the timeline and total cost.

Motion 39 (5-25-23) EC

Chuck Schierloh made the motion to accept the Bluffton Beyond Tomorrow Plan. Seconded by Doug Post, the motion carried.

9. OLD BUSINESS

Mr. Casler reported that we are waiting on Core Consulting for a quote and construction drawings for the building after which ODOT will put the project out for bid.

10. NEW BUSINESS

Mr. Elstro shared that he recently read a news article about a Supreme Court Decision on Waters of the U.S (WOTUS) that reinterprets wetlands which may impact Allen County. Mr. Elstro advises staying vigilant as more information is made available.

Ms. Basinger presented the final listings of the 2023-2024 Committees were presented for approval.

Motion 40 (5-25-23) EC

Howard Elstro made the motion that the 2023-2024 Committees be approved. Seconded by Steve Ewing, the motion carried.

11. ADJOURNMENT

Motion 41 (5-25-23) EC

Jamie Mehaffie made the motion that the meeting be adjourned. Seconded by Doug Post, the motion carried.

The meeting adjourned at 4:46 pm.

Submitted by:

Accepted by:

Signature/Secretary

Signature/RPC President

Date:_____

Date:_____

