

First Suburbs Consortium Meeting February 1, 2023 Minutes (Postponed from January 25th)

February 1, 2023
Hosted by the City of Clayton

In attendance

REPRESENTATIVES

OTHER

Kenny Henning (Clayton)
J. Tim Gorman (Clayton)
Georgeann Godsey (Harrison Twp)
Willis Serr (Centerville)
Glenn Otto (Huber Heights)
Richard Shaw (Huber Heights)
Norbert Klopsch (Oakwood)
Steve Byington (Oakwood)
Brenda Fry (Riverside)
Yvette Page (Trotwood)
Dale Berry (Washington Twp)

Jay Weiskircher – Mayors & Managers
Amanda Zimmerlin - Clayton
Jack Kuntz - Clayton

OTHER

Jack Jensen, Executive Director
Judy Cook, Chair Emeritus
Nathan Owens, RTA
Elaine Wittman, Clayton Managers Asst.

Yvette Page opened the meeting.

Mr. Jack Kuntz gave a presentation on the new development going on in the City of Clayton. We created an economic development fact sheet for those interested in the City of Clayton. In 2016 they implemented their five year economic development plan – identifying how to grow. It laid out planning and zoning – development goals. In 2021 we did a new five year Development plan. We had \$20 million dollars in investment in the City during this time.

We have a 128 unit apartment complex on Hoke Road targeting senior retirees and young professionals. Another 125 single family units being built by Arbor Homes off Westbrook. Wenger Road at Crestwood – phase III will be under DR Warren. This represents between \$50 and \$60 million of investment. This amounts to about 400 new units. The Village of North Clayton has submitted a plan for an \$80 to \$100 million dollar investment with apartments, single family residential, etc. Northwood Estates at the corner of Haber and National 125 units of single-family homes. We have a 51 acre Industrial site on Salem which is available. We believe the City is attracting investment due to telling our story, a place to live and play and work. We are business oriented. We realize that the small mom and pop businesses have put their life savings into their business. We adopt a new zoning code, we have done two business walks along North Main Street to put staff in front of the businesses to understand their needs. We did business grants for improvements to the building and spotlight videos to help local small businesses. We did tax abatement for residential construction. We have applied for almost \$3 million in grants for infrastructure improvements. We have put a heavy emphasis on park upgrades. COVID funds were used to do the local match for the park grants. Parking areas in the parks have been redone, restrooms have been redone to meet ADA requirements, playgrounds that meet the needs of the entire community – grandparents as well a children. We have partnered with our schools on these parks.

Ms. Page introduced Nathan Owens of the RTA. He shared the services they provide and discussed planned changes. The new “bus wrap” was discussed. They have 500 employees serving the County. Approximately 65% of their customers are going to jobs and 25% are going to medical appointments. In order to attract driver’s they are hiring and then paying for the CDL training. As part of celebrating 50 years in public transportation – weekend travel is free. They have the youngest fleet in Ohio with a life of 10-12 years. They are partnering with UBER and LIFT to connect riders to the closest RTA route.

Due to lack of a quorum the Minutes and Treasurers Report were not approved/accepted.

Jack Jensen gave a summary of our Cash balance and disbursements. There is a year end 2022 balance of \$29,900.19 with \$854.42 in total disbursements for the year.

Dale Berry reported on the financial audit, Tim Gorman and Leigh Turben also served on the committee. All three signed a statement acknowledging that the books were in order. Acceptance of the report was also deferred due to lack of a quorum.

Jack Jensen reported that Star Ohio was is currently paying 4.61% on funds invested with them. A discussion followed. There was a consensus that we should place funds with Star Ohio. Jack will check the by-laws to see if the Executive Committee may vote to invest the funds through STAR Ohio.

Jack suggested having a panel discussion on “tax sales”, rental properties, etc. pro’s and con’s. Huber Heights mentioned US Attorney General is looking at taking action against large corporate landlords such as Vinebrook and also the practices of MV Realty.

It was suggested we plan a retreat for half a day on a Saturday in April or early May.

Jack continues to look for someone to pick up the financial activities Mark Schwieterman performed for First Suburbs.

Brenda Fry offered to take responsibility for updating the website.

Tim Gorman moved to adjourn, Richard Shaw seconded.

NEXT MEETING: February 22 in Washington Township

Approved: March 22, 2023