

**District VI Advisory Board
Minutes**
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**Wednesday
January 17, 2007
6:00 p.m.**

**Evergreen Recreation Center
2700 N. Woodland
Lounge Clubroom**

The District VI Advisory Board meeting was held at 6:00 p.m. at the Evergreen Recreation Center Lounge Clubroom 2700 N. Woodland with a pre-meeting scheduled for 5:30 p.m. on the *Arena Neighborhood Redevelopment Plan* District VI councilwoman led the meeting with eight (8) District Advisory Board members in attendance, six (6) city staff and eight (8) members of the public who signed in.

Members Present

C. Bickley Foster
Jaya Escobar
Bob Wine
John VanWalleghen
Sandra Whittington
Charlie Claycomb
Marsha Carr
Bob Schreck

Members Absent

Linda Matney
Carol Skaff

Staff Present

Officer Mallard, Patrol West
Officer Sharp, Patrol North
Terri Dozal, Neighborhood Assistant
John Schlegel, Planning Director
Bill Longnecker, Planner
Dave Barber, Planner

Guests

Listed at end

Council Member Fearey announced District V Council Member Bob Martz had passed away at noon today and asked everyone to please keep his family in your prayers. There had been no word at this time for cause of death.

Council Member Fearey called the meeting to order at 6:00 p.m. welcoming everyone and asked the DAB Members to introduce themselves and state their representation on the board.

Approval of Minutes

The minutes for December 4 and 20, 2006 were approved as submitted (**Wine/Whittington 7-0**)

Approval of Agenda

The agenda was approved with amendments to the order of the presentations. (**Foster/Schreck 7-0**)

Public Agenda

1. **Scheduled items:**

Abstinence Program update- *Sandy Pickert, Pure/Simple Project Director* stated the agency had a \$2 million grant funded over three years and the program was now in it's 2nd year and growing. *Pickert* invited DAB members to attend a program called "Revelation Wichita" on Feb 1st to discuss more community involvement with their programs. It would be held at Friends University Casado Center. We welcome youth age 12-18 to learn about our program.

Foster stated the average age for marriage is 27 and how was this program assisting this age group? Also, there are no abstinence programs for people who don't get married to encourage these actions.

Escobar arrived at 6:10 p.m.

Kansas Waste Recovery: *David Hernandez, CEO* discussed placing a large scale recycling center at the northeast corner of 29th and North Broadway. The building will be around 100,000 sq. ft. and will employ 62 people in the beginning stages of operation. At peak production I estimate recycling 80% of materials brought to the business. There will be no trash dumpsters on the neither outside nor outdoors storage. All the recycling process will take place indoors. We will take the organic materials to SE Kansas. **VanWalleghe**n asked about offensive odor reaching the residential area one block away especially in the summer.

Hernandez stated there would be no odor since everything has to be processed within 24 hours.

Recycled materials will be dumped into sorters in a timely manner. **Claycomb** asked how are you going to keep the odor inside? *We will process fast and will use misters to deodorize leaving very little odor. We have to follow rules as if we were a transfer station.* **Carr** asked about getting traffic to Broadway & 29th, how will this be handled? *Traffic should come in from the Interstate and*

K-96 with smaller trucks coming along Broadway. How will liquids be handled? We don't really want liquid and it's possible we will get some but we have floor drains to pump liquid into storage and if it is hazardous we will have a semi-truck come in and take it away.

Foster asked about trash trucks and how many would be going to the center daily? *Just with residential trash we could see around 50 trucks daily.*

***** **Action:** Receive and file

2. **Off-agenda items:** *Bruce Simkins* 501 W. 42nd N. informed the DAB he had a problem communicating with *Kay Johnson*, Environmental Services Director. *Simkins* stated Council had changed the ordinance dealing with horses. The owners at 518 W. 42nd built a stable for their horse and were then told by Environmental Services the stable was required to be changed. The owners, asked me to sign a form that I didn't object to having the horses in the area. I signed the form for my neighbors but there is no record of it. I requested information on this subject from Johnson, and the last email I received from her was in November 2006 and still did not get an answer to my request I believe this has been a mishandled situation and want to know if this is trying to be resolved under the ordinance or is Kay trying to direct the ordinance?

***** **Action:** Provide comments/take appropriate action.

Staff Presentations

3. **Community Police Report**

Officer Sharp 48 Beat discussed the continued Graffiti issues along 21st and Broadway. I am trying to develop a better plan to combat the Graffiti. A few special assignments I'm also

working on are investigating the crime trend along North Broadway and a drug house on North Market near Connie's restaurant. The North Market address has seen lots of problems due to the tenants who have moved to a different location. So far there have been no incidents at their new location. **Carr** asked if there were any programs at schools showing kids about the cost of removal of graffiti and vandalism. *Sharp* responded that some School Resource Officers do education on these topics.

Officer Mallard, Patrol West stated recent traffic accidents have been motorcycle accidents due to riders not wearing helmets. Wichita has had 11 motorcycle fatalities due to no helmet. We are researching a mandatory helmet law at this time. Also, our traffic officers who work from 6pm to 4am have been covering certain areas to look for DUI drivers.

***** **Action:** Receive and file

New Business

4. Arena Neighborhood Redevelopment Plan

John Schlegel, Planning Director presented on the redevelopment plan for the neighborhood around the downtown arena. The focus is to build from the assets already in place, encourage private investment, to be aware of the distinct districts and include resolving parking and transportation issues as this plan will require major commitment from the City to develop. *Schlegel* continued explaining the different districts designated for the area and their proposed uses.

The board offered the following: *Responses in Italics*

- Downtown parking owners will not let people use the existing parking due to liability
- How will parking be handled and will there be a cost? *Possible we could employ a mass transit system too alleviate parking. We could arrange for people to park at remote areas and transfer them back and forth.*
- Day events at the arena how would that be done? *We could cycle people but how, we will need to review. It would be a rare occasion for daytime events since most events are held in the evenings.*

Dave Barber, Planner included the County is in the process of hiring a consultant to look strictly at the parking situation for this area.

- What about including kiosks along the way from Lawrence Dumont to the arena to include information to people that are walking.
- The Wichita Art Museum and the Indian Center could be included for parking. *We could have regular scheduled trolleys running during events to use these sites.*
- What about diagonal parking? Has this been considered? *We have considered converting Douglas from Main to Washington Streets as diagonal parking and a committee is reviewing this now. Carr* stated she would like to serve on this committee.
- Lawrence, Kansas has a few blocks of angled parking and this was due to urban renewal by their city manager.
- Will there be incentives/tax breaks for the people building apartments? *The City has some Tax Credits both state/federal and other programs for redevelopment of property.*
- East boundary of rail corridor, is this included? *There is to be overpass improvement and the County will spend money for improvements along Waterman.*
- Make sure there is more open and green space, like the Warren theatre area

- We were promised 3,000 parking spaces and the sales tax would end after a certain amount of time. The credibility of this project has been critically damaged. The integrity should be maintained. This is a good design, but what if another developer comes along wanting to change what you already have?

Cindy Claycomb, Old Town resident stated this area should be considered a community destination that connects to bike trails/route. We need more greenways and bird proofing along the underpasses. *This is a challenge getting people into downtown from Old Town.*

Jerry Prichard, Indian Hills-Riverbend association asked if the downtown Library would be moved and if Century II parking be maintained? **Fearey** responded there is a lot of talk at this time about parking, its an on going discussion and the Library Board wants the main Library moved but at this time there is no money.

- Could we possibly encourage multi story buildings instead of one-story. Include tall buildings to change the cityscape.

Ed Wolverton, Downtown development stated we estimated \$20 million for parking. We have increased costs due to the building materials costs. **Wine** stated again the taxpayers were told we would have extra parking. I encouraged people to vote for the arena because of the promised parking. **Fearey** included we want to have multi use parking. *Prichard* commented about parking garages, as people do not feel safe, as they have no security.

*******Action:** The District VI Advisory Board provided feedback and comments on the Arena Neighborhood Redevelopment Plan.

5. LED (and similar) Advertising signs

John Schlegel, Planning Director explained the process for the review of LED signs and alternate approaches for developing standards and regulations.

Board members made the following comments/questions:

- 1) What is the major complaint? *The brightness at night.*
- 2) There needs to be regulatory rules/guidelines.
- 3) If regulations/guidelines are enforced, is there sufficient staff to monitor the LED activity
- 4) Would adult businesses have the right to an LED sign? *Yes, to an LED but City can't regulate the content.*
- 5) I noted if you cutout the background color the signs are not as intense.
- 6) LED signs should not be close to an intersection as they interfere with the ability to see the traffic signals.
- 7) Do not allow LED on historic areas/buildings and do not want to see LED on historic buildings/areas
- 8) LED signs need to have dimmer capacity

Public members stated 1) some Historic buildings (Orpheum) need to have the LED signs to help sustain their business; 2) an accounting business assists the neighborhood by displaying public service announcements on their LED; 3) we have LED signs now but what are we going to do when they add speakers to them; 4) the future shows LED apparel how will that be regulated and 5) LED signs are garish, tacky, too bright and very distracting.

Brian Radar, George Lay Signs stated there are some regulatory issues and we do need to have signs with dimming capabilities. There are 300 companies in Wichita that sell these signs. Unfortunately we can't regulate what people buy but we could make sure the buyer understands any regulations and how to operate them properly. These signs are an affective form of advertising. LED signs pulse and by slowing the amount of pulses this can help regulate the brightness.

John Lay, Sign Company owner said he had received no complaints about LED signs. *Lay* continued the City governs some current regulations such as the LED can't look like a traffic signal or strobe. if you dim the lights down the announcements can read blurry.

Foster explained since he serves on the Board of Zoning Appeals Committee he did not participate in conversation due to a conflict of interest.

*******Action:** The District VI Advisory Board provided feedback and comments for City Council consideration.

6. ZON2006-00054 -REVISTED

The District VI Advisory Board (DAB) considered a Zone change from "SF-5" to "TF-3", unplatted tract, generally located 1/8-mile east of Arkansas Avenue on the north side of 27th Street N. 2802 N. Waco (vacant).

Bill Longnecker, Planning Department, presented on the request to permit a "TF-3" Duplex residential zoning on a "SF-5" Single-family residential zoning which previously requested "MF-29" Multi-family residential. Staff approves the revised request subject to platting within one year and including a Protective Overlay.

There were no area residents to speak in favor or in opposition of the request.

John Tasset, Project Coordinator, stated the applicant would comply will all staff recommendations.

Board Members questions/concerns/comments included: 1) parking for the duplex tenants; 2) fire department vehicles, will they have space for turnaround; 3) this is a good use of the property better than leaving it vacant and 3) concern about the driveways along the cul-de-sac.

*******Action:** The District VI Advisory Board made a motion to recommend **Approval (8-0 Foster/Carr)** on the zone change request based upon staff recommendations and to include finding solutions for parking near the cul-de-sac.

Fearey leaves at 8:05 p.m. **Foster** begins chairing meeting at 8:05p.m.

7. Environmental Services 2006 year-end Service report

Bill Hoffman, Environmental Services staff presented on the departments regulatory programs, general enforcement of city codes and gave an overview of the year-end services report. *Hoffman* included recent accomplishments such as developing a partnership with the Kansas Human Society to build a new animal shelter/animal care campus. In 2007 our plans are to take code revisions to City Council for animal control and protection, animal maintenance and environmental health standards. We have a concern as some of our programs are seeing a decrease in grant funds.

Foster asked if people are doing voluntary compliance, meaning are people doing the clean up of their violations or do we have to take them to court to comply? *Hoffman responded we need to do better education on premise conditions regulations.* **Foster** continued how long does it take to close a case? *We spend about 33 working days to close a case but we want to lower the number of days. To do this we need to ask for more staff.* Is staff cross-trained? *We try to rotate staff but this year we have replaced four of the six inspectors we have. One-half of funding comes from CDBG funds but we need to ask for additional staff that is for non-CDBG funded.* Is there an organized system on feedback to and from other City departments? *We don't have an annual review and quite a number of changes we make come from our citizens' suggestions.* **Foster** finished stating it is an important function to get feedback.

Prichard asked about mosquitoes in tires with standing water and West Nile concerns. If standing water with mosquitoes is reported we put pesticides in the water.

***** **Action:** The District VI Advisory Board provided comment.

Board Agenda

8. Problem Properties

There were no problem properties reported.

9. Neighborhood Reports

There were no neighborhood reports.

Updates from Council Member Fearey

- **Council Member Fearey** reminded everyone her monthly breakfast was scheduled for January 27th at the same location. She stated she would not be attending as she would be out of town but would ask City staff to come and present on the upcoming budget and the CIP.

With no further business to discuss, the meeting adjourned at 9:00 p.m.

Guests

Cindy Claycomb	151 N. Rock Island 67202 Grant Telegraph Center
Jerry Prichard	1607 N. Clarence Indian Hills Riverbend N.A.
Bruce Simkins	501 W 42 nd St N. 67204
Sandy Pickert	3301 W. 13 th 67203
Cheri Spurgeon	2757 N. Waco
John Tasset	207 N. Pershing
Brian Rader	1301 N. Woodrow Riverside
John Lay	1016 N. Waco 262-0433 johnlay@laysigns.com

Respectfully Submitted,

Terri Dozal, Neighborhood Assistant