

Mt. Auburn Community Council

Full Council 01/17/17 Meeting

Recorded and Prepared by Carlton Farmer (Recording Secretary)

Board Members in Attendance: Sandi Allen, Stanley Broadnax, Rod Browne, Carlton Farmer, Ken Farmer, Carol Gibbs, Steve Gibbs, Cathy Ingram, Ryan Lammi, Anne Shannon, Anthony Thompson

Excused Absence: None

Special Guests: Councilwoman Yvette Simpson, Councilman Chris Seelbach, Rosalind Fultz (Public Affairs Director for Councilman Charlie Winburn), Craig Gossman, Dan Schimberg, Barb Keef and Beth Platte (Crossroads Health Clinic)

Agenda Items

1. Call to Order – The called to order by Stanley Broadnax 7:06.
2. Yvette Simpson, City Council
3. Auburn Avenue Corridor Study
4. Chris Seelbach, City Council
5. Treasurer’s Report
6. November and December MACC Minutes
7. December MACC Board Report
8. Safety Report
9. Old Business
10. New Business
11. Adjournment

MEETING ACTIVITIES

1. **Call to Order** – Meeting called to order by Board President Stanley Broadnax at 7:06.
2. **Yvette Simpson** – Yvette Simpson thanked Mount Auburn residents for their commitment to the shelter communities that were opened along Reading Road. She described Mt. Auburn as a diverse, historic neighborhood. She stated that other neighborhoods should look to Mt. Auburn as an example of how to maintain historic identity, protect its residents and still evolve. She stated that the city needs to strategically invest in neighborhoods. City needs to get back to the City Plan document, helping maintain neighborhoods, evolve neighborhoods and, in some cases, transform them. She mentioned Dan Schimberg’s development plans on Auburn Avenue, noting that it was nice to see development in Mount Auburn. Cincinnati is attracting a wide range of people and we need housing that reflects that wide range. Neighborhoods know their assets, but they need funds to invest. Without that, not much will get done. Stated that the city needs to invest millions of dollars throughout the city across various neighborhoods. The City needs to be competing for state, federal and private grants. The number one issue, according to Simpson, is investing in neighborhoods. We have to do the basics, but people don’t move to a city because it has good roads. **Questions. Tom Rotte:** A recent news report stated that Cincinnati has the 13th worst homicide rate of any municipality. How would you deal with that as mayor? **Simpson:** We have to have a strong, community-oriented police force and we must look at violence prevention. We

know what creates violence. Hurt people hurt people. We are looking at violence as an epidemiological model, looking at children, families and communities that have experienced trauma. We should start dealing with violence before it occurs. Being proactive rather than reactive. The city is getting ready to start a new psych trauma team program – people who will go into communities and homes that have experienced trauma and violence. She thinks this strategy, combined with community-oriented policing will reduce violence in the long term. **Zach Fieldman:** Do you see any changes in how the city will be addressing mental illness? **Simpson:** UC Health is making a new commitment to mental health and the city's health department will have a new office committed to mental health. **Tom Rotte:** Do you support the implementation of the new Housing Court? **Simpson:** Absolutely. Growing up in affordable housing makes this personal for me. I tell people to build a place that you would feel OK sleeping in. Housing Court will allow the city to hold landlords and developers accountable for unmaintained properties. Simpson helped with the implementation of the human trafficking court and expects that the housing court will follow a similar path or structure.

3. **Auburn Avenue Corridor Study (Craig Gossman)** – Craig Gossman presented an overview of the Auburn Avenue Corridor Study (with an accompanying presentation). Stated that the hope is to gain support/approval from Mount Auburn Community Council for the study. Planning started in March 2016, so we are approaching ten months in this process. Gossman noted that they held numerous public meetings and community engagement sessions for this project. There were 10 community feedback meetings and postcards were mailed to residents. He thanked those that have been a part of this process. The main goal was to look at Auburn Avenue and see how it can evolve to become an even greater asset to Mount Auburn. The neighborhood is in a prime location to benefit from the investment going on downtown and in the uptown neighborhoods. He stated that in order to fully realize this, it is important to develop a neighborhood business district on Auburn Avenue. The study contains a physical analysis of the land along Auburn, an analysis from a transportation planning perspective, an analysis of the historical district and a market analysis of the population of Mount Auburn. After gathering information and ideas, those things were analyzed and put into appropriate places in the plan, helping to shape Big Ideas for the future of Mount Auburn. What are the principles that come out of these big ideas? How do each of these Big Ideas reflect the ideals and needs of Mount Auburn? Gossman stated that part of this process was identifying opportunities of all shapes and sizes (development, health concerns, transportation, etc.). He detailed the study's Four Key Development Zones: Northern Historic Gateway Zone, Medical /Cultural Zone, Historic Five Points Zone and City View Zone. The general consensus was that somewhere between Historic Five Points and Medical/Cultural Zone is where a neighborhood business district would make the most sense. Parking is an obvious challenge. Transportation recommendations were designed with cars and pedestrians in mind. Talked with Metro about the possibility of consolidating bus stops along Auburn Avenue. To help visualize what the development of a neighborhood business district would look like, two locations were selected: Five Points Corner and the intersection of Earnshaw and Auburn. States that they presented this plan to the Mount Auburn CDC the prior week and received feedback on the study. Section toward the end of the study describes the different ways in which a Community Development Corporation can operate. **Stanley Broadnax** asked Gossman to go back to the Big Ideas page and read through that. He read through the Big Ideas and asked for questions. **Freeman McNeal:** Asked Gossman who he worked for? The Mt. Auburn Community Housing Development Organization (MACoHDO) contacted you about affordable housing. Why have we been rebuffed? **Gossman:** I was hired by the Mount Auburn CDC. I disagree with that characterization. You were not rebuffed, in fact, we have incorporated some of your ideas. **McNeal:** You say you work for the Mount Auburn CDC, but the Mount Auburn CDC doesn't

represent the community's interests. So what does that mean? **Craig:** I don't understand your question. **McNeal:** Yes you do! At this point, Dr. Broadnax called a point of order to redirect the conversation, stating that this discussion is only about the Corridor Study. **Steve Gibbs:** At one point there was a plan for some low to moderate income housing along McGregor. It is mentioned in the Corridor Study. **Dan Schimberg:** I want to thank Craig for his work on this study. Craig produced the study that has help reshape and reinvigorate Corryville and the Short Vine Business District. Some renovation and repopulation of Mount Auburn has to take place for the neighborhood to remain healthy. The 82 affordable housing units that Schimberg's group has committed to build in a 5-month period (10/17 to 4/18) in Mount Auburn is more than any that has been delivered in decades. **McNeal:** Define affordable. **Schimberg:** HUD standards – 80% of the median income of Hamilton County. **Zachary Schunn:** What are the plans for widening the road. **Gossman:** There are not specific plans, but we have presented various options. **Schimberg:** The maximum amount that Auburn would be widened would be 4 feet, but any potential changes would come back to the community. Before this would happen, the Transportation Department would come to the Mount Auburn Community Council with multiple plans and options. **Anna Linders:** The sidewalks along Auburn Avenue are wide, but they are quite dark. It would be nice to address this. Also, is it possible to open up Earnshaw all the way down. **Gossman:** There is a large elevation change that would make that very difficult. **Joyce Huber:** How will this affect parking? How many businesses do you think would go along Auburn? **Gossman:** Parking garages should actually alleviate existing parking issues. We are not trying to become another Short Vine. We are planning for a few neighborhood-serving businesses (restaurants, coffee shop, etc). **Cathy Ingram:** You noted very early on that this is not a comprehensive neighborhood plan; this is a study of the Auburn Avenue Corridor Study. We need to make sure we don't lose sight of the rest of the neighborhood. **Gossman:** You are correct, this study is specifically focused on Auburn Avenue. *Schimberg makes a motion that we support this study and send it to the City's Planning Commission to consider it. Deborah Ooten seconded.* Cathy wanted to make sure that we convey that this is a subsection of an overall plan for Mount Auburn. McNeal attempted to make a motion that we table this until the residents of Mount Auburn have seen this plan. Multiple members stated there have been many public meeting and community engagement sessions and that the plan is widely available for people to look at. McNeal again attempted to make a motion to table this. It was noted that there was a motion on the floor that has been properly seconded and that we must vote on that motion. Freeman explained that he was making a new motion. McNeal's motion died for a lack of a second. Dr. Broadnax called for a vote on the motion on the floor: To support the Mount Auburn Corridor Study and send it to the Planning Commission for consideration. *The motion carried with one vote against.*

4. **Councilman Chris Seelbach** – Before Seelbach began, Stanley stated that some residents have received work orders from the city as a result of the NEP Program and they are concerned for their properties. Deborah Ooten stated that she received two violations and that she has contacted the city but they have not responded. **Seelbach:** Thanks to Mount Auburn Community Council. Wanted to acknowledge Derek Bauman (sitting in the back of the room) who is running for City Council. Chris stated that he is happy to hear about the plans and talk of plans in Mount Auburn. Stated that the city must invest in development to attract businesses and people to our city. Talked about meeting with a developer who wanted to tear down low-income housing and not adequately replace it, stating that this cannot be how we operate. When 50% of our kids live in poverty, we have to start supporting our kids and families and not only big developers. Talking about NEP, Mayor Cranley wanted to take on blight in the city, but the result is it is affecting everyday people. City Council has pass an amendment to make the enforcement of building codes less

burdensome to residents. **Simpson (standing alongside Seelbach):** Building folks have been admonished to go after the worst building first, rather than bothering residents with multiple citations. **Deborah Ooten:** NEP has a system in place to help address these violations. In many cases, it may just be a case of starting this conversation. **Stanly Broadnax:** Stated that some people aren't poor enough to qualify for assistance, but still don't have enough money to address the citation. **Simpson:** We have proposed a window or timeframe in which people can address these violations. **Steve Gibbs:** We asked the city for a list of these violation and we got a list of addresses and code numbers, but no information that we could actually use. This greatly complicated things. That is why we are having this conversation tonight. **Simpson:** We should bring the Building Department folks here to this community and let residents come and ask them questions. **Stanley Broadnax:** Perhaps Winburn's office, Seelbach's office and Simpson's office could work together on this. **Simpson:** Definitely. We can get in touch with the people who have received citations and help get them in front of the Building Department. Simpson stated that this is the first time that she has heard concerns like this about NEP. **Cathy Ingram:** This is the type of thing that Councilmembers don't hear about. Rosalind Fultz (from Councilman Winburn's office) circulated a pad of paper on which people that have received citations can list their contact info, as a first step. **Simpson:** To add quickly to the discussion about Auburn Avenue, the City added \$500,000 to the budget for neighborhood business districts. This is funding to help implement business districts. Mount Auburn is eligible for this.

5. **Treasurer's Report (Anthony Thompson)** – Dr. Broadnax entertained a motion to approve the treasurer's report. *Freeman McNeal made a motion to approve. Ken Farmer seconded. Motion carried.*
6. **November and December Minutes** – *Freeman McNeal made a motion to approve. Anna Linders seconded. Motion Carried.*
7. **Board Report** – *Tom Rotte made a motion to approve the January Board Report. Rod Browne seconded. Motion carried.*
8. **Safety Report (Officer Brazil)** - If your car has been broken into, check your credit report and make sure no one has tried to opened up anything under your name.
9. **Old Business**
 1. **Mount Auburn Health Clinic in Taft Elementary** – The clinic will open to the public the week of 2/13/17. People from the center will come to next month's Community Council meeting to talk about the clinic and to give a tour. Dr. Broadnax notes that the clinic will accept Medicaid, Medicare, and private insurance.
 2. **Center for Closing the Health Gap** – Mount Auburn residents can contact Carolyn Edwards to tell her about building citations they have received.
10. **New Business**
 1. **Kroger Job Fair** – Kroger is holding a job fair on January 20 from 11:00 AM to 5:00 PM and on January 21 from 10:00 AM to 4:00 PM. Flyers were available on the table next to the Council documents and sign-in sheet.
 2. **Community Council Committees** – Cathy Ingram stated that MACC committees need members. Dr. Broadnax read a list of the committees and noted that there was a sign-up sheet at the front of the room.
11. **Adjournment** – *Steve Gibbs made a motion that we adjourn. Anthony Thompson seconded. Motion carried.*