

## Neighborhood Preservation Commission

July 8, 2010

### Minutes

A meeting of the Neighborhood Preservation Commission was held on Thursday, July 8, 2010 at 5:30 p.m. in Economic and Community Development, Blue Room.

Chairman Rebecca DeRousse was present and presiding.

**In attendance** – Sandra Hayne, David Jackson, Sidney Kuehn, Alderman - Mark Billingsley

**Absent** – Larry Farabee, Sarah Freeman, Beth Jackson, Jean Oliver, Andrea Vu, Lisa Parker – Planning Commission Liaison

**Also in attendance** – Joe Nunes– Neighborhood Services, Sherrye Rhea – Neighborhood Coordinator, guest Bill McGaughey

A quorum was established.

**Minutes** – The minutes were approved as written.

**Chairmen's Comments** – Sandra Hayne has offered to be the chairman for Germantown Cares.

### Reports

**Alderman Mark Billingsley Report** – Alderman Billingsley stated that there will be a BMA meeting Monday, July 12. The budget has been approved without a property tax increase and there has not been an increase for the past 8 years. There will be a work session on Friday, July 9. Everyone was invited to attend the work session. If you miss the BMA meetings, you can go to the city's website and click on the subject you are interested in and watch that part of the BMA meeting.

The Public Assembly area bids came in 62% over budget and there is speculation that the BMA will be rejecting the bids.

The question was asked in reference to signs. Alderman Billingsley stated that the Board has deferred the ordinance revisions as it relates to signs. Unless the board has a change of heart, the entire ordinance is not moving forward. For a lot of years the BMA has held the line on appropriate signage in Germantown. There has been some variance in recent days to allow for economic development. The Mayor has stated that she is not for digital signs and the board supports her. The staff states that it is housekeeping in nature. Alderman Billingsley and the BMA understands, however look at things that have happened where you have front setbacks for neighborhood entrances that don't meet the code and they are not complimentary to the neighborhoods. Some things have fallen under the radar screen. At the end of the day, do these ordinances allow more signs or less signs or do they allow more latitude? Alderman Billingsley feels that it allows more latitude.

Alderman Billingsley also stated that the Tree Board will be looking at trees that fall under city property. There has been money approved to expand the Great Hall parking lot however to allow that, you will have to clear a few trees that are in the median. Some of the trees are diseased. Sidney Kuehn has been invited by George Brogdon to meet and look at the trees at the Great Hall. Alderman Billingsley expressed a concern over the Tree Board not having enough input on the issues. There are also safety issues. There have been instances in other places of tree branches falling and injuring the public. He has proposed to staff to have the Tree Board look at the trees and keep an eye out for the trees that are challenged or do an assessment after a wind storm. With 28 parks taking care of the trees would be a full time job.

**Neighborhood Services Report** – Joe Nunes informed the commission that there are two major road projects in the coming months. The east end of Farmington will be completed by September and the second phase will start in the spring. This will be the section from Allenby to Germantown Road. They will be doing the same thing that they are currently doing now on the east end of Farmington. The construction will be in both lanes again however doing one lane at a time. In the first phase of the Farmington construction there were only five homes that were affected with their garbage collection. Phase two will include a lot of homes that are fronted onto Farmington therefore neighborhood services will have to include this problem in the plan. The main issue is yard debris and the claw.

The barrels and signage are in place and some of the plants have been removed from the median on west Farmington to north bound Germantown for the double left turn from west Farmington to north bound Germantown. The only stipulation on this contract is to be finished by the first of October for the Race for the Cure.

Germantown is putting LED bulbs in all of the traffic signals. That will require the lights to be powered down for a period of time. The work will be down at night, 8 p.m. to 7 a.m. and there will be police at each intersection. This project should be completed by the first of September. It will cut down on energy use and maintenance. The lights were bought through an Energy Grant.

Two drainage projects are impacting neighborhoods at this time. Culverts are being installed at Miller Farms and will be completed by September or October. The contractor on the Mimosa Gardens project had just started and then went bankrupted. The BMA will have a new contract from the next lowest bidder. The contract does call for the project to be completed by December. This is a fairly large drainage project.

There have been some developers that have gone out of business during these economic times however The Vinnings which is a 60 lot subdivision on Winchester has started building 11 homes. The homes are in \$350,000 range. Glen Echo which is the upscale development on Forest Hill Irene ran into financial problems. The bank is going to take over as the developer. Also, The Preserve which is an 8 or 9 lot development by Oakleigh has been taken over by Dick Leike.

**Planning Commission** – Joe Nunes reported that the commission met on July 6 and did approve the Forest Hill Irene commercial subdivision lot for a doctor's office.

**CONA Report** –David Jackson reported that Sherrye Rhea and Patrick Lawton were the speakers at the last meeting which has already been discussed in the last minutes. At the next meeting which will be July 22, a speaker from Shelby County School Systems will give a presentation on internet safety.

**Environmental Commission Report** – Sandra Hayne reported that Bo Mills stated at the meeting there will be 12 inch curbs in the required parking lots for flood purposes and 18 inch building slabs will now be 30 inches which is above the 100 year flood plain, these standards prevent major flooding. Germantown is applying for a public sector award. The award is presented by the President. Some of the past winners have been FedEx, Cadillac Motor Company, and Honeywell. This is a prestigious award.

The commission is considering creating a dog waste brochure for Germantown.

Joe added that the city has formed a Green Council and it will have different phases. It will look at how the city is going greener. The city received a grant and a study is being done by the firm Bryan and Caldwell and they are going to help the city prepare an environmental sustainability plan. This plan will include information on energy sustainability. The engineering firm of Fisher and Arnold has been subcontracted to do a greenhouse gas emission study and to help Germantown look at its carbon footprint not only as city operations but as the city as a whole. This report will be used as a base year and then measure against this base to reduce greenhouse gases. They are thinking 2015 to 2017 will be the follow up. At this point the council is made up of primarily city staff however it will include citizen involvement in the future.

**Tree Board Report** – Sidney reported that there was not a regular meeting last month however there was a subcommittee meeting. This subcommittee is working on the revision of the tree ordinance. When the revision is finished, it will be presented to the BMA. It gives the Tree Board more involvement with the city as it relates to the removal of trees.

**Neighborhood Summit** – Alderman Billingsley would like for the commission to find a dynamic speaker for the summit to draw people in. He would like for someone from out of town, or a town that is about the size and makeup of Germantown to speak. A general session on history of Germantown and history of neighborhoods, also looking at Germantown present where roads and intersections would be discussed and how that impacts neighborhoods. As for the third session, have an update on Vision 2020 along with green council and environmental substantiality as we look at the future. Sponsorships are needed for the summit. If you sold a sponsorship in the past, please contact that organization again for another sponsorship. A list of the new businesses since January was given out. We would first like to approach them as sponsors if they aren't able to sponsor the summit, and then please ask for a door prize. Please send all of the sponsorship and door prizes to Sherrye. Sherrye will keep the master and if you are going to call on a company, please e-mail the group to tell them. Sherrye made copies of some of the newspaper articles from the past summit and the front page of the book which shows sponsors from last year as a small advertising kit. Also included is a sponsorship contract and a copy of a letter that can be changed to your name explaining the summit. Sidney will be calling on Millennium.

**Unfinished Business – Germantown Cares** - The subcommittee for this event will be Rebecca, Sarah, Sidney, Jean and Mark. Mark will get the hotdogs and the condiments are already procured. Sidney has the grill. Different neighborhood associations, civic groups, churches, are encouraged to have a project for the day. The NPC took food to the firemen and policemen. This commission was going to raise some money for the Oral School for the Deaf at the Pops in the Park.

**New Business – International Property Code** – this subcommittee will have a meeting soon. They will work on the code in two sections. First chapters 1-4 then 5-7 will be finished. The subcommittee will review the code and have recommendations. They will bring their recommendations to the November NPC meeting.

**Concerns and or comments** – none

As there was no other business the meeting was adjourned.