

**WHCA Meeting Minutes
March 9, 2005**

Call to Order: 7:03 P.M.

Attendance: Matt Ward, Dave Walton, John Thomas, Doug Curran, Karen Kramer, Chet Chaney, Carol Prosser, Christy Barnhart, Jennifer Small, Tom Schwing, Brian Clark, Hal Beekman, John Hewitt and Brian Bahnsen.

Secretary: February minutes were read and approved.

Treasurer: Brian C. reported that the current balance on hand is \$14,208.58. He wrote four checks and made one deposit since the last meeting.

Police: Perry – Officer John Thomas reported that during the past month there has been a report of underage consumption of alcohol on Indianwood, a suicide report on Fairway Drive, and three automobile accidents, which is an unusually high number for the Hills in one month. One accident involved a car running over a mailbox; the other two involved two vehicles each. Officer Thomas also mentioned that the television program *It Takes A Thief* (Discovery Channel, Mondays, 10 PM) offers some good home security tips.

Sharon – No report.

Perry Township Zoning: Zoning officers Hal Beekman and John Hewitt gave a primer on the township's zoning resolution and their office's functions. Mr. Hewitt oversees the "exterior home maintenance program," which was implemented to keep home values up. Residents will receive a notice from a zoning officer should they fail to keep up with routine maintenance tasks

such as mowing the grass, reattaching broken gutters, repairing broken window screens, etc. After notification of a deficiency, the officers will work with property owners to develop realistic compliance deadlines.

Mr. Hewitt circulated program brochures, which are available at the Perry Township Office. The zoning officers work part-time: Mondays and Tuesdays (7:30 A.M. to 3:30 P.M.) and Friday mornings (7:30 to 11:30). One of them will be in the office to answer the phone during those hours.

Mr. Beekman explained some of the provisions of the zoning code. He said that cars must be operable and have a current license sticker. A resident can have fencing up to eight feet high – no permit required. (Mr. Hewitt pointed out, however, that there may be fence restrictions in your deed.) The code will be amended regarding what *type* of fence is permissible.

A driveway can be replaced without the need for a permit, but any expansion of use of land (such as expanding the driveway), requires a visit to the township office to complete a permit application, which requires a \$50 fee and takes about half an hour.

Any storage buildings need to be at least ten feet from the home and at least eight feet from the property line. A property owner needs a permit for an addition to the home if it expands the home.

Residents must be wary of how they park their RVs, trailers, and boats. In any two-month period, they can only be parked in front of the house for seven days. If parked on the side, be aware of how many feet are required to the edge of the property. A deck is an "accessory structure" and, therefore, needs a certificate of compliance.

Mr. Beekman explained that the Zoning Board consists of five members, all of who live in Perry Township. The Zoning

Commission, which also has five members who live in Perry, has a different function – it reviews permit applications and makes recommendations to the zoning trustees.

The most frequent violations that the officers see are ones involving parked cars, RVs, and boats. Sometimes they receive complaints over the phone, but more often they observe deficiencies when driving around the township, which one officer does twice a week.

Mr. Hewitt added that trash cans should not be visible, even if on the side of a house, and should have lids.

Ohio American Water: Network Operations Supervisor Tom Schwing, of OAWC, introduced himself and asked that the WHCA and Hills residents give him feedback and to get him involved should there be any water-related problems. He is new to the job and is auditing all facilities. Mr. Schwing mentioned that the patched pothole on Clubview North will be repatched soon. He advised that the water company plans to do a flushing this Spring and will post a notice. Matt suggested that signs be placed at all three Hills entrances, not just the main one.

Mr. Schwing was asked about the degree of hardness of the water. He stated that it is classified as “soft” and that, in any case, hard water does not pose any health risks. Rather, hard versus soft water is just a matter of personal preference. He will look into the issue of water softness and get back to the WHCA with more specific information.

Mr. Schwing also stated, in response to a question, that OAWC adds fluoride to the water. He asked that a Hills resident contact OAWC if a fire hydrant is leaking. Lastly, he mentioned that he is in contract to purchase a home on Singing Hills.

Views from the Hills: Doug stated that the March newsletter would be late due to some formatting problems. Doug requested that advertisers be added to the mailing list database.

Dave brought up the issue of whether nonmembers of the WHCA should continue to receive quarterly newsletters. The board agreed that only the next two newsletters will be issued to all Hills residents and that the June issue will have a notice that Hills residents will need to become members in order to keep receiving the *Views*.

Web Site: Karen asked for .pdf format copies of old meeting minutes to post on the site. She also requested use of the WHCA copy of Adobe Acrobat. She welcomes any new ideas for the web site.

Grounds and Maintenance: Dave said that Spring clean-up has begun – some light mulching and edging with the bulk of the mulching still to come. He needs input on what kind of flowers to plant. There are some burned out and broken lights, which will be replaced before Easter. He received a complaint about brush near the south entrance. No one at the meeting knew of this, but the area would be inspected. Dave also received a complaint from a resident on Colony Way that there is an obstructed view when turning left on Colony Way from Clubview South.

Fireworks: No report.

Community Activities: Matt asked for volunteers for Service Day, May 9. By next meeting, Christy will have list of committee chairs for Rally in the Valley. She would like that list, plus a solicitation for volunteers, in the next newsletter. She has the band McGuffey Lane lined up to play at the Labor Day weekend event.

Brian reported that the 4th of July Parade theme this year will be “Live from the Hills . . . it’s the 4th of July!” based upon *Saturday Night Live*. Companies have already contacted him to offer the WHCA money for the parade. He is working on getting a Grand Marshall. There is a parade meeting on March 19.

Resident Relations: Carol canceled the Neighborhood Liaison meeting due to poor attendance. Only five people said that they would attend; thirteen said they could not; the other sixty did not respond to Carol’s request to attend. Carol introduced Jennifer Small, who said that she and in husband would like to get more involved with the association.

School Relations/Scholarships: Matt indicated that Traci Wylly is working with the high school on scholarships.

Government Relations: Chet indicated that Ohio EPA has inspected the creeks behind Blinkbrook Court. There was an orange discoloration, probably due to iron coming up from the ground. Ohio EPA will do some samples. There is also an issue of some exposed wires at a vacant home. A third issue that Chet is pursuing is water drainage or run off from homes to adjoining properties.

Zoning: Brian B. stated that rezoning for construction on Hard Road was approved, as reported in *This Week in Worthington*. There will be 247 housing units – single homes, townhouses, and condos. The units will go on sale in the \$225-\$350K price range. There will be a park on the north side of Hard Road and 23 acres of “reserved space,” but that space is along a ravine anyway. Also, the bike path extension behind Olentangy Valley should be completed this Spring.

Nominating Committee: Four Director positions are up for election: Matt Ward, Traci Wylly, Brian Clark, and Christy Barnhardt. Brian C. and Christy will run for another term and Karen volunteered to fill one of the two remaining director positions. A formal slate of candidates for the 4 positions will be presented at the meeting in April.

New Business: None.

Old Business: None.

Meeting adjourned: 8:45 P.M.