

COUNCIL OF NEIGHBORHOOD ASSOCIATIONS

FEBRUARY 18, 1998
AGENDA

- I. Distribution of minutes of January 21, 1998 meeting
- II. Report from vice-president, acting treasurer
- III. Status of CONA's 501(3)(c) application
 - A. Adoption of Articles of Incorporation approved
 - B. Submitting application
 - C. Funding for application
- IV. Visit to Dayton, Ohio to study mediation panel
- V. Neighborhood grant applications
 - A. Grant completed by February 24th.
 - B. Personal appearance before committee March 3rd.
- VI. What's happening to our community? discussion
- VII. Adjournment

Minutes of CONA Meeting
February 18, 1998 7:00 P.M.
McCloskey Room, City Hall
Bloomington, Indiana

Directors Present:

Larry Crewell
Carl Price
Bill Boese
Bill Sturbaum
Fran Moore

Peter Wright
Eugene Fritz
Elizabeth Gallman
Mark Hood

Sue Mayer
David Walter
Betty Yoder

Important Dates:

Next NAG meeting is March 6 at 8:30 a.m. Next CONA Meeting is March 18 at 7:00 p.m.
Neighborhood Grant Applications are due in March 16 to the HAND Department.

Minutes of the January 21, 1998 meeting were approved without correction.

Mark Hood reported on his meetings with local banks for donations to CONA. NDB will donate \$500 and Irwin Union will donate \$200. Mark still has to meet with two more banks. Three CONA neighborhood associations have voted to donate \$50 each. Chris McGuire-Hastings at the Bloomington Urban Enterprise Zone will assist in setting up an account to deposit the donations into until CONA gets its non-profit incorporation documents.

Mark Hood also reported on a petition involving a landowner that has requested a change of zoning from residential to 5 unrelated adults. This petition came as a result of an error made by the city officials in allowing this occupancy when the unit had actually reverted back to single-family residential. Her argument is that before she purchased the property, she was told by the city that it was approved for 5 unrelated adults. The city has been approving this occupancy for several years and that she should not be caused hardship by a city error. The hearing for the petition will be on Thursday, February 26 at 5:30 p.m.

Bill Sturbaum reported on the progress of our incorporation as non-profit corporation. The Articles of Incorporation were retyped and the spelling corrected. Vince Taylor, Attorney has the corrected copies and is getting them ready for filing. Bill will meet with Vince on February 19 to sign the documents.

Bill Sturbaum asked if anyone would be interested in taking an overnight trip to Dayton Ohio attend a meeting of Dayton's Neighborhood Mediation Panel. This Panel was set up to oversee conflicts in the neighborhoods and to provide solutions to their needs when development occurs or property owners have problems with their neighbors. David Walter, Bill Boese, Peter Wright and Larry Crewell indicated that they might be able to attend such a meeting.

Bill Sturbaum said that he had received a call from Randy Lloyd about a conference that Mayor Fernandez had attended where an anti-graffiti program was presented. The Mayor would like to have a member from each Neighborhood Association on a committee to study ways that a program similar to this could be implemented in Bloomington. Peter Wright commented that it seems that a committee always has to be set up to do anything in Bloomington.

The Directors then discussed the upcoming BZA petition from Rogers Group for the Shagbark Square Development to the south of College Mall. The Directors voiced concerns about proper drainage of Jackson Creek, over development of the land, lack of infrastructure improvements and non-compliance with the Growth Policies Plan. The BZA, City Council and County Council have approved several such developments that do not follow the Growth Policies Plan.

Originally, extension of utilities into undeveloped areas was to be restricted, but it has not been the case recently. As development occurs, the existing tax base of the city has to be used to provide the infrastructure to support the new development. This means that the older neighborhoods are neglected and funds are not made available for repairs or renovation work.

Gene Fritz suggested that the city should have a moratorium on new construction for a period of time to allow the infrastructure to catch up.

Bill Sturbaum said that the developer should be charged an impact fee for the improvements necessary for any proposed development.

David Walter indicated that the city had set up a Tax Increment Financing district for Whitehall Crossing and the Gates Development on the other side of St. Rd. 37. A portion of the tax revenues from the TIF district would go to reimburse Jerry Gates for the new frontage roads that he is putting through his development. The maximum amount of the reimbursement is \$2,000,000. This is more than the annual funds available to Bloomington for roadwork in the city.

HAND is now maintaining a file on the rental properties that are registered with the city. It is available on-line, or you may call or write them for information if you want to find out more about rental properties in your neighborhood.

The meeting was adjourned at 8:30 p.m.