

GACC Public Land Use meeting.
Tuesday, May 13th, 2008.
No quorum—meeting cancelled.

GACC Public Land Use Meeting
Tuesday, June 10th, 2008 7 pm.
Epworth United Methodist Church
6405 Allisonville Road

Vice-President, Bob Lehen. Presiding.

Welcome and Introductions.

Crime update by Deputy Diana Vanarsdall. 911 Communication Liaison.

Question and answer opportunity with Catherine Moore Washington Township Neighborhood Liaison.

Presentation by MPO Assistant Manager Phil Roth regarding the NE Corridor Plan.

8:30 pm Adjourn.

GACC Public Land Use Meeting
Tuesday, July 8th, 2008 7 pm
Epworth United Methodist Church
6450 Allisonville Road

Welcome and Introductions.

Petition 2008-ZON-054: 4026 East 82nd Street. Presentation by attorney, Timothy Ochs regarding KRG Rivers Edge, LLC. Re-zoning of 14.801 acres to provide for community-regional commercial uses. Hearing July 10.

GACC requested a list of commitments: No EVM signs, No billboards, Down-lighting. Motion by Don Melloy to support with commitments. Second by Mark Dollase. Motion passed.

Lori will send a letter to planner Paul Lambie.

Petition 2008-UV1-1019: 7002 North Keystone Avenue. Jin K. Lee. A Variance of use and development standards of the Commercial Zoning Ordinance to provide for a dry-cleaning and laundry business (not permitted) in an existing building with a tailor shop. (Permitted by petition 2003-UV2-034) GACC requested a continuance. Petitioner agreed. GACC requested that petitioner supply specific information regarding the dry-cleaning operation as related to environmental concerns. Board member Daland Juberg will review.

GACC Board voted to oppose **Petition 2008-DV2-035 at 8555 River Road.** The billboard is currently generating revenue for the company. City Ordinance prohibits billboards with EVM

lighting. Rationale: The GACC board believes that we cannot support this variance at this location. Selling out in the short term is not in our long-term best interests. This is our community. When trees are topped along a river bank for a billboard and when a scrolling billboard promoting new technology is approved in an up-scale neighborhood we all suffer from visual blight. Lori will send a letter in opposition.

Adjourn 8:50 pm.

**GACC Public Land Use Meeting
Tuesday, August 12th 2009 7pm**

No Land Use petitions. No public meeting.

**GACC Public Land Use meeting
Tuesday, September 9th, 2008. 7pm
6450 Allisonville Road
Epworth United Methodist Church.**

Bob Lehnen presiding.

Noel Malatestinic and Catherine Moore, Neighborhood Liaisons from Lawrence and Washington Townships reported on an upcoming MPO meeting at the Fairgrounds regarding transit. Bob Lehnen will attend. September 26th. 8:30 am.

Report regarding KRG River's Edge, LLC. One new tenant. "Pairings"—a gourmet wine and cheese store. This use requires a 100 foot separation from a protected district. Adjacent White River is zoned D-A, a protected district. The White River is 60 feet away therefore a variance is required. Brief discussion—clearly the separation represents a technicality. Board voted to support this variance. Will appear before the Hearing Examiner.

No other business.

Meeting adjourned at 8 pm.

**GACC Public Land Use meeting
Tuesday, October 14th, 2008. 7pm
6450 Allisonville Road
Epworth United Methodist Church**

Requested a continuance of Petition **2008-SE3-006. 7480 North Keystone Avenue.** Dromtonpa Buddhist Center. Special exception of the Dwelling Districts Zoning Ordinance to provide for religious uses within an existing single family dwelling, with parking and an existing stone drive. Continued to November 25, 2008.

Discussion regarding property at 6212 North Oakland Avenue. Public hearing before Health and Hospital. Lori will send a letter.

Discussion regarding several new liquor licenses.

Target Store at Glendale Mall.

Circle K at 7024 North Keystone.

Circle K at 8190 Allisonville Road.

Circle K at 6201 North Keystone.

After a presentation by a representative from the Target Store and attorney, Jeff McKean, the GACC board voted to "Not Oppose" the Target Store liquor license.

A representative from Mac's Convenience Stores presented rationale for the three Circle K applications. The GACC board voted to oppose these petitions at the October 20th Alcohol Board hearing. Rollin Rhea, Shirley Romine and Lori Olivier will work on this remonstrance. City Councilor Christine Scales is also opposed and will assist with remonstrance.

Petition 2008-HOV-038: 5110 East 70th Street. Variance of Development Standards of the Dwelling District to provide for construction of a 660 square foot attached garage. Hearing was October 7th. Approved.

**GACC Public Land Use meeting
Tuesday, November 11th, 2008. 7pm
6450 Allisonville Road
Epworth United Methodist Church**

Welcome and Introductions

Attending: Lori Olivier, Don Melloy, Shirley Romine, Daland Juberg, Don Barr, Andy Seiwert, Bob Lehen, Lori Olivier, and Mark Dollase.

Petition 2008-SE3-006. 7480 North Keystone Avenue. Dromtonpa Buddhist Temple. Special Exception of the Dwelling Districts Zoning Ordinance to provide for a religious use within an existing single-family dwelling, with parking and an existing stone drive. Petition Jack Topham. Attorney Bruce Jones. 490-7200. Nearest neighbors from Ravenswood in attendance and opposed. Discussion centered on parking, traffic and need for continued residential on this portion of Keystone Avenue. Motion by Daland Juberg to oppose this petition. Second by Don Barr. Motion approved. Lori Olivier will attend the hearing in remonstrance for GACC.

Petition 2008-APP-120. 2602 Ruth Drive. Approval to modify conditions of the rezoning petition 73-Z-250, to terminate said conditions, and to provide for a second access from subject property to River Road (previous conditions prohibited building within 75 feet of the property line of Keystone Avenue, limited access to River Road and Keystone Avenue, limited restaurant uses to indoor operations, and prohibited automobile sales and outdoor sales with the exception of nursery products). Attorney Russell Brown with Clark Quinn. This petition deals with the Capri Restaurant and owner Arturo Dirosa. It should be noted that every neighborhood association along River Road/79th Street is opposed to the proposed "cut" onto River Road from the Capri Restaurant. People attending the meeting voiced

disappointment and outrage and the tree-cutting/clearing of the lot. No traffic study could be produced—although Mr. Brown reported that the owner stated to him that one had been completed. Motion to oppose this petition by Andy Seiwert. Second by Mark Dollase. Motion approved.

Presentation by manager, Terrance Rice, of White Diamond Night Club at 82nd Street and Allisonville Road. Owned by DB Mann. Discussion centered on the hand-made sign that Mr. Mann created that read, “Girls, Girls, Girls”. Commitment to no nude modeling, no lingerie shows. Discussed hours of operation. Code of conduct. History of site reviewed: Mr. Mann wanted to have the property re-zoned to provide for an IPL sub-station. This was denied by the BZA earlier this year (2008). Mr. Mann wants the former Bob Evans restaurant to be profitable. It has set empty for some time.

9:10 pm Adjourned.

**No December 2008 meeting.
No Land Use Petitions.**