

**BIRMINGHAM CITY COMMISSION
LONG RANGE PLANNING MINUTES
JANUARY 12, 2013
MUNICIPAL BUILDING, 151 MARTIN
9:00 A.M.**

I. CALL TO ORDER AND PLEDGE OF ALLEGIANCE

George Dilgard, Mayor, called the meeting to order at 9:03 AM.

II. ROLL CALL

ROLL CALL: Present, Mayor Dilgard
Commissioner Hoff
Commissioner McDaniel
Commissioner Nickita
Commissioner Rinschler
Commissioner Sherman
Absent, Mayor Pro Tem Moore

Administration: City Manager Bruner, Attorney Currier, Clerk Broski, Finance Director Ostin, Assistant Finance Director Gerber, Fire Chief Metz, Assistant Fire Chief Connaughton, Fire Marshall Bigger, City Engineer O'Meara, Building Official Johnson, Planning Director Ecker, Planner Baka

III. DISCUSSION ITEMS

I. FINANCE

FIVE-YEAR FINANCIAL MODEL

Joe Heffernan, Plante Moran, explained that both the taxable value and SEV had an increase. He explained that the major/local streets are adequately funded for 2012, however a negative position is predicted in subsequent years.

Commissioner Rinschler questioned the funding options for roads. He noted that projects could be delayed or contributions to the fund could be increased.

A suggestion was made to increase the parking fees. Mr. Bruner stated that funds from the parking fund could not be used for street projects.

Mr. Heffernan stated that a 6% increase in water and sewer rates in 2014 is forecasted.

Commissioner Rinschler suggested the sewer rates, parking fund, and maintenance of the parking decks be placed on an agenda for discussion.

II. ENGINEERING

BACKYARD SEWER EASEMENT UPDATE

Mr. O'Meara updated the Commission on the number of easements received and the number still outstanding. Mr. Currier confirmed that an easement is required.

Dorothy Conrad stated that she will follow up with a resident and noted that she contacted a realtor who would relay the information.

FIVE-YEAR CAPITAL IMPROVEMENT PLAN FOR STREETS

Mr. O'Meara explained that as the street system ages, the condition of each street, water and sewer are taken into consideration. He presented the proposed improvement plan through 2017.

Commissioner Hoff questioned the number of water main breaks in the City. Mr. O'Meara noted that it is indicative of an old system.

Mr. O'Meara confirmed for Commissioner Nickita that new technologies are always sought. He noted that there has been success with the asphalt overlay.

Ms. Conrad noted that better funding is needed and suggested the City consider some method to increase the funds.

III. PLANNING MASTER PLANNING INITIATIVES

Mr. Baka presented the issues remaining in each master planning document. He noted that the majority of the plans and concepts from the 2016 Plan have been implemented. He stated that the Eton Road Corridor Plan is a work in progress.

Commissioner Hoff questioned whether the taxes for the projects in the triangle district are being captured for tax increment financing. Mr. Bruner explained that the board will meet to look at the property values and district as a whole. He noted the base year has not been set.

Mr. Bruner noted that the Woodward project will not be done until the next fiscal year as the multimodal plan, Woodward gateway, and master plan update are underway.

MULTI-MODAL PLANNING

Ms. Ecker presented an update of the committee activities and noted that the plan will be presented to the Commission in the summer.

Ms. Ecker confirmed for Commissioner Rinschler that the results of the Principal Shopping District market summary were shared with the consultant.

Commissioner Nickita questioned how this plan will take into consideration complete streets. Ms. Ecker noted that the plan will make the City competitive to apply for grants for infrastructure improvements that consider all modes of transportation.

In response to a question from Commissioner Nickita regarding the current master plan and the 2016 Plan, Ms. Ecker pointed out that it is a policy consideration to be decided by the Commission through the budgeting process. Commissioner Rinschler suggested this be a topic for a joint meeting with the Planning Board.

Brian Williams suggested the City revisit the comprehensive plan and clarify the transition areas.

David Bloom pointed out that the 2016 plan will expire soon and suggested a new plan and new goals be studied.

Dorothy Conrad noted that the development on corners affects the neighborhoods. She expressed concern with the Planning Board procedures.

HISTORIC PRESERVATION

Mr. Bruner explained that the Historic District Study Committee (HDSC) responsibilities are narrowly defined. He expressed concern with the process, priorities, responsibilities and budget regarding the HDSC.

Ms. Ecker explained that the Historic District & Design Review Commission (HDDRC) was split into two boards – Design Review Board (DRB) and Historic District Commission (HDC). The HDC reviews all changes to the exterior design of properties within a historic district. The DRB reviews changes to properties not in a historic district. The HDSC, upon resolution of the City Commission, would study properties to determine whether they would qualify for designation as historic properties, then report the findings back to the HDC and City Commission.

Commissioner Rinschler commented that the HDSC process should be driven from the HDC or the City.

Nancy Thompson, chairperson of the HDSC, suggested the HDSC get clarification on its role and the activities it should be carrying out.

Keith Deyer, liaison to the HDC, stated the HDSC items have been reviewed with the HDC.

Mr. Bruner explained his suggestion to review the roles and responsibilities regarding historic preservation. Commissioners Rinschler and Hoff agreed that the Certified Local Government (CLG) and historic preservation should be reviewed.

Commissioner McDaniel left at 11:30 AM.

IV. BALDWIN PUBLIC LIBRARY

SUMMARY OF PROPOSED BALDWIN PUBLIC LIBRARY BUILDING PROGRAM

Mr. Koschik presented a summary of the Joint Library Ad Hoc Committee activities. Commissioner Rinschler complimented the library on the process.

Mr. Bloom expressed his support of adding on to the library building.

V. HISTORICAL MUSEUM

2013-2016 STRATEGIC PLAN

Ms. Pielack highlighted the strategic planning process. In response to a question from Commissioner Hoff, Ms. Pielack explained that better use of the current space is needed regarding storage opportunities for the archival file in fire safe cabinets.

Commissioner Nickita suggested developing a marketing plan for the museum.

IV. ADJOURN

The Mayor adjourned the meeting at 11:53 AM.

Laura M. Broski
City Clerk