

**City of Wellington Commissioner Meeting  
July 22, 2014**

**Began:** 7:01 PM

**Attendance:** Rick Sims, Joan Noles, Judy Kaleher, Ellen Hauber, Mike Newton, Sara Sievert, Jeff Noble, Taylor Strohmeier (Intern to Carrie Ritsert) Guests: Linda Smith, Robert Wang (realtor) Michael House and Rick Pippen (developers)

**Legion Hall Realtor and Developer:** Introductions were made. The board expressed concerns with the future development. It is very important to keep residents in mind when planning the development of this land. Many Wellington homes will be directly affected. Wellington cited the following concerns: 1) no access to Manchester and don't want traffic funneled from Bon Air to the site 2) lighting 3) preserving green space and trees 4) fencing 5) fitting into the neighborhood. Michael House said he has been doing this for over 20 years and has experience fitting property to neighborhoods. They were not ready to present any plans because the official survey has not been completed and offered to attend the next meeting with a better presentation. This meeting was an introduction only and to express concerns prior to developmental planning. Michael said the hardscape and exterior have many possibilities; lighting fixtures could resemble that of the look of Wellington. He said not all the land in the purchase will be developed by the drug store chain. He also said they will present a plan to the board and would be willing to meet in a citywide meeting with residents as well. Rick Pippen said that they are tree people and will make efforts to keep the mature trees. Rick Sims expressed that the board was against making it commercial but if it turned that way we wanted to review plans and have input. Mike will be the point person for this project. The land for sale includes the 4 Wellington lots, log cabin, metal building and the parking lots behind it. American Legion property is not on the historical land preservation list. Mike will compose a letter to make residents aware of the purchase and possible development. Judy is going to research the zoning and Mike will review the LOGIC website.

**Linda Smith** (2327 Manchester) She and 2 adjoining neighbors are having a rat problem in the area. They have all called 311 who will come out inspect and bait the area. Linda will keep Judy posted on the situation. We will send out a notice to residents.

**Minutes** – 1<sup>st</sup> – Judy, 2<sup>nd</sup> - Joan, all in favor

**Financial Report** 1<sup>st</sup> – Sara, 2<sup>nd</sup> - Joan, all in favor

*Updates from Sara*

**MSD Project** – Carole Petrites had a petition signed to have MSD redo the island by her house. MSD asked Sara how the commissioners feel about this. It was decided to wait till the project is closer to completion to assess the situation. Sidewalks are being adjusted, roads will be re-paved, and the island does not have plantings yet. Sara reported 85% of the project is complete. Roads will be milled where the new and old pavement meet. Sara proposed a plan for a tree and plantings \$1453. Flynn Bros. will pay for the mulch and the bushes to offset the cost as replacement for the bushes they removed. Otte suggested a weed fabric and rock mulch instead of wood mulch. Mike will work on the new grant which may need to include the big island where the trucks have been parked and the one at Manchester and Spencer.

*Updates from Mike*

**Website Security / Lou. Geek:** This was only happening to Mike so no concerns. The site has been re-indexed and is now showing up early in searches.

**Registering of email addresses on Wellington web** – Mike will send out an email to the list of residents we have emails for. He will sign them up for the MailChimp service and they will just have to confirm by email to be added to the list.

**4<sup>th</sup> payment of \$50 by Lisa Harley** – Mike did not receive but will contact her.

**Legion Hall Property:** Mike read a draft of the letter he would like to send to residents. He will send more revisions in the morning. Vote 3-1 to send letter.

**Waste Management:** Tim McNally does not want us telling residents that they can receive 2 cans though our contract specifies each resident can have "up to 2 cans." City sent out a notice to residents as WM asked us to tell residents not to mix yard waste and trash. Metro is planning a ban on plastic bags for yard waste while WM changed yard waste and garbage to the same day. Tim is supposed to send Mike a notice of what WM plans to tell residents.

**2915 Spencer Ave** - MSD is responding back to a request for repair of a storm basin. An MSD inspector investigated and a date for repairs has been set for Oct. 31, 2014. MSD contact Barbara Roberson 502-540-6371 (sr#4332330)

*Update from Ellen*

**Am. Legal S-3 supplement:** Will contact American Legal to complete work and send us a bill.

*Updates from Judy*

**Street lights** – The lights have been fixed. The contractors who repaired the wiring for Wellington are waiting on checks from MSD Maintenance, as they are the ones who cut the underground wiring in the 2500 block of Manchester. Sara will confirm.

**Election forms / deadline 8/12** – Judy collected forms. Joan announced she does not plan to run again.

**Adjourn:** 8:57 1<sup>st</sup> – Joan, 2<sup>nd</sup> – Judy, all in favor.

**Next Meeting:** August 26, 2014

Rick Sims, Mayor



Ellen Hauber, City Clerk

