

**District VI Advisory Board
Minutes**
www.wichita.gov

**Monday
July 2, 2007
7:00 p.m.**

**Evergreen Recreation Center
2700 N. Woodland
Lounge Clubroom**

The District VI Advisory Board meeting was held at 7:00 p.m. at the Evergreen Recreation Center Lounge Clubroom 2700 N. Woodland. District VI councilwoman led the meeting with eight (8) District Advisory Board members in attendance, seven (7) city staff and ten (10) members of the public who signed in.

Members Present

Marsha Carr
Bob Schreck
Carol Skaff
Bob Wine
John VanWalleghen
Jaya Escobar
C. Bickley Foster
Charlie Claycomb

Members Absent

Linda Matney
Sandra Whittington

Staff Present

Officer Birdwell, Patrol West
Terri Dozal, Neighborhood Assistant
Bill Longnecker, Planning
Officer Creighton, Patrol South
David Warren, Water Director
Pamaline King-Burns, Water
Officer Lenzi, Patrol North

Guests

Listed at end

Council Member Fearey called the meeting to order at 7:00 p.m. welcoming everyone and asked the DAB Members to introduce themselves and state their representation on the board.

Approval of Minutes

The minutes for June 4 and 20, 2007 were approved as submitted. (**Skaff/Carr 8-0**)

Approval of Agenda

The agenda was approved as submitted. (**Foster/Skaff 8-0**)

Public Agenda

1. Scheduled items: NUSA Presentation

Member Carr was sent as a representative of District VI to the NUSA (Neighborhoods USA) conference on May 23-26, 2007 to Baton Rouge, Louisiana. **Carr** stated the conference was well attended. Marsha and others from Wichita along with city staff gave a presentation on the Citizens Academy program offered annually by the City. We received very good feedback from the 35-40 participants. They liked the program and felt this was something they would like to see implemented in their cities. The participants were given a manual about the program to take home with them. Another highlight to the conference is the bus tours of individual areas throughout Baton Rouge (host cities) where neighbors are working to improve their neighborhoods and quality of life. The 2011 annual conference would be great for Wichita to think about bringing here to host.

*******Action:** Receive and file

2. **Off-agenda items:** None at this time

*******Action:** Provide comments/take appropriate action.

Staff Presentations

3. **Community Police Report**

Patrol West: *Officer Birdwell* Beats 11 and 15 stated there has been an increase in larcenies, burglaries and vandalisms. The department is looking at (CPTED) Crime Prevention Thru Environmental Design meaning they review a specific area to try and prevent crime. The problems are mainly at the apartment complexes and in open parking lots. We have begun working with apartment and business managers on fencing, lighting and parking areas. We feel the need to educate people about where they should park. We have handed out flyers to apartments about the auto vandalism and thefts. On the backside of the flyer is a TIP list describing if I were a thief there were items left in your car that I could steal. The list is to make people aware of what they should do to prevent theft.

Patrol South: *Officer Creighton, Old Town* commented there has been an increase in auto thefts in open parking lots. Officers will be handing out flyers to businesses to make them aware of on-goings and to help prevent crime. The officers will also be increasing patrols through the area. **Skaff** asked about the shooting in Old Town and is concerned with bad public relations for them. *Creighton* said 911 received four calls with non-correct info about the shooting and we believe this was due to underage drinkers at the Playa Azul restaurant but not sure why they were shooting. At this time it is still under investigation.

Patrol North: *Officer Lenzi* commented Beat 41 and 42 officers are working on the continued prostitution problem east of Broadway and 11th streets by extra enforcement. The officers are discussing with Law department to update some city ordinances to cover some of the issues we are seeing. Beat 48 has handed out 200 flyers in English and Spanish to make citizens aware of the area graffiti problems along with crime prevention tips. Beat 49 has seen an increase in auto larcenies and officers have passed out flyers on crime prevention tips. There has been increased gang activity at Mani Nena's club an audit was conducted along with extra enforcement. Officers found the club was in violation of their licensing and has now been closed. The murder that took place at 1800 W. 24th was not gang related but involved family members. We have a suspect in that shooting in custody.

*******Action:** Receive and file

New Business

Planning

5. **DER 2007-00004**

Bill Longnecker, Planner presented to the DAB the amendment to the Unified Zoning Code to define Industrial Scrap Material as a "Recyclable Material" and to specify the definition for "Wrecking/Salvage Yard" to NOT include Industrial Scrap Material, in Article II: Rules of Construction and Definitions. *Longnecker* gave a brief background on the amendment request and included there is a local need for recycling small by products.

Concerns and questions from DAB followed: *responses in Italics*

- Can the milled shavings be eliminated from metal? *Solvents would need to be used and this is a volatile process.*
- Outside storage and visibility at 21st and east of Broadway are horrible now, are you saying this is okay near a residential area? *Only if this is zoned as "GI general industrial" can anything be stored outdoors*
- What is currently being done to the materials on site now? *They are possibly shipped off site.*
- How much quantity of recycling will be allowed? The amendment does not include a limit to recycled materials.
- Were other businesses (salvage yards/aircraft) asked for their input on this request?
- The terminology is too broad for recyclable materials-too many loopholes such as the primary sellers of recyclables are small businesses and you have no way of knowing the history on the materials received.
- Has Environmental Services department checked on the water collection system at the current location and what would be done with the water?

Four members of the public spoke in opposition of the request stating the following concerns:

- Requirements for fencing are not conducive to the area.
- There has been no communication to interested parties and as to how we would feel about this amendment to allow the Campbell's property to continue to operate. The intent of this amendment is an end result for a specific property.
- The amendment does not clarify the definition of a recycling center. Other businesses could be affected.
- Drainage-has not been fully researched and the discharge already is going into the ground. We need to stop ground pollution.

*******Action:** DAB VI made a motion to recommend **Denial (Van Walleghe/Skaff 8-0)** of the amendment as presented and to **not** include industrial scrap metal in the definition. To include Environmental Services department input on the process of the amendment.

6. **CON2007-00024**

The District VI Advisory Board (DAB) considered a Conditional Use request for an accessory apartment in an area zoned as "TF-3" Two-family residential. Located northeast of N. Perry Ave. and W. Briggs Ave. (1122 Perry Ave.) The members were provided the MAPD staff report for review prior to the meeting. *Bill Longnecker*, Planner presented the case background and reviewed the staff recommendation with members and the public.

There were no area residents to speak in favor or opposition. **Member Carr** received a verbal complaint from a Riverside resident to be shared with DAB that she was not in favor of the request due to her concern the property would be eventually rented out and there could be an increase of thefts in the neighborhood.

Board Members questions/concerns included: 1) would the garage be located on part of the alley; 2) due to a shared driveway there would be too many cars on the property; 3) is the property large enough to allow the addition; 4) were surrounding properties notified of the request and 5) does this request meet all the necessary criteria?

***** **Action:** The District VI Advisory Board made a motion to recommend **Approval (Foster/Claycomb 7-1 Carr)** of the conditional use request based on staff report findings.

7. **Water is Life and Infrastructure Makes it Happen™ Campaign**

David Warren, Water Services Director began saying ensuring infrastructure is one of the five primary goals chosen by the City Council to better serve our citizens and produce the results our citizens want. The Wichita Water Utilities supports this very important goal, by maintaining the City of Wichita's aging infrastructure a priority. The national campaign is to make citizens aware of the infrastructure needs. Much of our water and wastewater infrastructure systems that treat, distribute, collect, and clean water are aging and overburdened. Within the next 10 years the city will need to reinvest in our water utilities equipment.

Member Schreck commented he is very impressed with the Cowskin Pump station on North Meridian and asked why the treated water from Brooks landfill isn't being used as grey water for watering parks and other public areas? *Warren* responded the Cowskin Creek is set up to do watering from grey water.

Member Van Walleghen asked what was the oldest water main still in use? Some have lasted from 70-85 year range and those are now being replaced or phased out. The newer lines have a life span around 30 years.

Member Carr asked if on certain city issues do departments work together? Yes, and many times we assist with Environmental issues.

Member Wine stated the developers are putting in their own grey water systems in new housing areas. Wichita has grown two times the size of its population; you should charge those new areas what it costs to provide them the service.

Warren finished saying that Wichita has an aggressive water conservation system but we do see an increase for service coming to pay for new projects. We will also be looking at landscaping in new developments to use less water.

Member Schreck stated we should look at recouping rainwater.

Member Wine said two years ago we were warned not to eat the fish in the river, where do the contaminants come from? *Warren* said for him to access the city's website

www.wichita.gov and go to water utilities resource. You can find all kinds of answers there.

David Warren also introduced the intern in his department Pamaline King-Burns offering she is a great addition to his department and had helped with putting the presentation together.

*******Action:** District VI Advisory Board provided feedback and comments.

Board Agenda

8. **Problem Properties**

- 1217 Bitting grass is 24" high
- SE corner at 11th & Market grass is high
- 42nd/ Meridian there are cars parked for sale again.

*******Action:** Receive and propose appropriate action.

9. **Neighborhood Reports**

RCA: 4th annual pancake feed at Riverside Park and everyone is invited from 7-11 a.m. at \$6.00.

Benjamin Hills: Pleasant Valley United Methodist church is placing a cell tower on the property. The association has approved their request. They would also like a Methodist light on the top of cell tower but the neighbors have to approve.

Sherwood Glen: It was reported golf clubs were stolen out of the back of a truck.

El Pueblo: A gang shooting took place at 22nd/ Park Place.

*******Action:** Receive and file.

Updates from Council Member

Announcements

- o August DAB meeting will be held on Monday, August 6th at 7:00 p.m.

With no further business to discuss the meeting adjourned at 9:22 p.m.

Guests

Pat Deshler

Wichitapudel@aol.com

Pat & Bole Behours

Leonard & Leslie Hicks

CASTLEDOOR@SBCGLOBAL.NET

Carlos Contreras

Delora Donovan

Richard & Charlene Manning

Christine Eberle

Wichita Kennel Clubs 3448 N. Emporia

Wichita Kennel Clubs 3448 N. Emporia Off. G.

2230 Cardinal Dr. 67204

2218 N. Wellington, El Pueblo

North Riverside NA

500 Long Lane Rd.

Northwest Big River NA