



**New Albany Sustainability Advisory Board
August 10, 2022 Minutes**

The Sustainability Advisory Board met for the Board’s regularly scheduled session at the New Albany Village Hall, 99 W. Main St, and was called to order by Mr. Schumacher at 6:35 PM.

Those answering roll call:

Mr. Brian Filiatraut, Chair	Absent
Mr. Charles Schumacher, Vice-Chair	Present
Ms. Catherine Duffy, Secretary	Absent
Mr. Peter Barnes	Absent
Ms. Laura Gallo	Present
Mr. Steven Conway	Present
Mr. Scott Harrold	Present
Mr. Kasey Kist (Council liaison)	Present

Staff members present: Adrienne Joly, Administrative Services Director; Mike Barker, Public Service Deputy Director; and Marylou Hoessle, City Forester.

Mr. Schumacher asked if there were any corrections to last month’s minutes. Ms. Joly stated the original draft of the minutes had Councilmember Kist listed as absent, however that has been corrected to reflect that he was present. Mr. Schumacher asked if there were any objections from the Board in making such correction. No objections were stated.

Moved by Ms. Gallo, seconded by Mr. Harrold to approve the July 13, 2022 meeting minutes. Upon roll call: Ms. Gallo, yea; Mr. Harrold, yea; Mr. Schumacher, yea; Mr. Conway, yea; Yea, 4; Nay, 0; Abstain, 0. Motion passed by a 4-0 vote.

Mr. Schumacher asked if there were any additions or corrections to the agenda.

Ms. Joly stated there are none from staff.

Mr. Schumacher asked if there were any members of the public present who wanted to speak on items not listed on the agenda. No members of the public wished to speak on items not on the agenda.

Business

Mr. Schumacher invited city staff to begin the items of business.

Summit on Sustainability: October 14, 2022

Ms. Joly stated that MORPC is hosting the Summit on Sustainability again this year on Friday, October 14, 2022. She stated this is MORPC’s signature environmental conference which is one day, with a keynote and a lunch speaker with several breakout sessions. Ms. Joly stated the city will register interested Board members and asked members to email Ms. van der Zwaag if they are interested in attending.

SWACO Grant Update

Ms. Joly provided an update on the SWACO Grant opportunities for community waste reduction. She stated staff discussed priority grant ideas with SWACO, including the water bottle refill stations with

QR codes and the permanent electronic waste drop-off programs. SWACO stated both ideas made it challenging to quantify diversion from the landfill.

Ms. Joly suggested that moving forward the city has the opportunity to work with the Joint Parks District and the schools to create a critical mass where SWACO would be more interested in funding the water bottle refill stations.

Ms. Joly stated that the city might be able to implement a more permanent electronic waste recycling service, depending on the Board's interest.

Senate Bill 61 Update

Ms. Joly stated Senate Bill 61 was signed by the governor and will go into law in September. The city attorney reviewed the bill's language and determine how it would apply to New Albany specifically.

In reviewing the city attorney's memo summarizing the bill, Ms. Joly stated the bill provides definitions for terms used throughout the bill including solar energy collection device, condominium properties, unit owners association (UOA), planned community, homeowners association (HOA), declaration. A declaration is an instrument that subjects a certain property to condominium or planned community laws. These are often sometimes referred to as CCNRs or restrictions.

The law applies to all owners of condos, and those who own homes within a planned community, as well as HOAs and UOAs. It doesn't necessarily have direct application to local government. Generally, HOAs can still prohibit the use of solar energy collection devices, or solar panels, but if the declaration permits such installation, then the bill provides some additional protections for homeowners.

For homeowners in planned communities like HOAs, such owners may install solar panels so long as all of the following apply:

1. There is no express prohibition in the declaration;
2. The installation is to occur on the individual owner's unit or in their specific lot; and
3. If either of the following apply:
 - The cost of insuring, maintaining, repairing, and replacing the roof of the unit or the location where the device is to be installed is solely the owner's responsibility rather than a common expense in the HOA; or
 - The declaration specifically allows for and regulates the type and installation of the solar energy collection device within the planned community and establishes responsibility for the cost to insure, maintain, repair, and replace the device.

Ms. Joly stated that the bottom line is both UOA boards and HOA boards are still permitted to establish reasonable restrictions concerning the size, placement, and manner of placement for solar energy collection devices. These new laws do not give condominium owners or homeowners in planned communities unfettered rights to install solar panels or similar devices. Rather, these rules merely provide some regulations and procedures for such owners to know when they have the right to install such devices.

Ms. Joly stated that the city is working with MKSK to create a best practices report for solar regulations and design considerations for cities comparable to New Albany.

Councilmember Kist asked about the city's current stance on solar installation in the city.

Ms. Joly stated that the code is silent on solar panels and staff have approved applications for them by considering them accessory structures. Depending on the location of the home, the homeowner may be required to go through the Architectural Review Board.

Board members discussed how the best practices report could be utilized and how some homeowners in New Albany have installed solar likely without HOA approval; however, some have also attempted to receive HOA approval and the HOA board remained radio silent.

Ms. Joly stated staff would keep the Board updated.

2023 Sustainability Projects Budget

Ms. Joly stated that the city is starting to prepare for the 2023 budget and the Board can pull together a budget that reflects their work program for 2023. Things that are included can be composting, which is about \$19,000 annual cost. She stated if the program needs to be expanded, that is a possibility. There is also a potential to a pumpkin drive after Halloween.

Ms. Gallo stated a pumpkin drive could serve as a great opportunity to publicize the compost program.

Mr. Harrold stated a pumpkin smashing event could serve as a fun way to get people to compost their pumpkin.

Ms. Joly presented other budget items including an electronic waste drive and potential to expand it to include paper shredding and hazardous waste collection.

Mr. Schumacher requested hosting an electronic waste drive twice each year, as there seems to be enough need for it.

Ms. Joly stated there is a new Community Programs Administrator, Abbey Brooks, who will likely be helping plan these Earth Day-related activities for next year.

Ms. Joly also mentioned the Board's interest in pursuing a native landscaping project. One idea staff had is to incentivize native landscaping by providing a community grant to organizations that wanted to do a native landscaping pilot project. The city would need to determine the audience for the grant, as well as more details on how much funding to provide and criteria for awarding.

Mr. Schumacher stated he liked that idea and also wondered if the Board could work with Franklin County Soil & Water and their residential program that provides rain barrels. He also was curious if the city could implement its own pilot project to replace turf grass with native landscaping.

Staff stated that the pilot projects, whether installed by the city or potential grant awardees would provide that level of awareness to residents in New Albany. The idea for the grant came from the resident who spoke about interest in creating a pilot program at All Saints Episcopal Church.

Councilmember Kist suggested considering the landscaping standards for newly annexed parts of the city.

Ms. Joly stated the budget doesn't need to be finalized together at this meeting, but staff would take recommendations from the Board and pull together a budget for approval and endorsement at the next Board meeting.

Councilmember Kist suggested thinking about the water bottle refill stations and a water bottle distribution program that could potentially be included in the budget, rather than looking to SWACO for the grant money.

Ms. Joly stated staff would look into an estimate for that to include in the budget.

Mr. Schumacher suggested looking for private partners to assist with helping with some of these project ideas.

Ms. Joly summarized by stating staff would pull together all of these ideas and present a budget at the September meeting.

Other Business

Mr. Schumacher asked if there was any other business to discuss.

Ms. Joly stated staff wanted to provide some other updates on projects happening around the city.

Mr. Barker discussed the Market Street extension project. Market Street will be extended east of Reynoldsburg-New Albany Road and connect to Third Street. The idea for this came from the city's strategic plan which highlighted the congestion in the Village Center. This extension will create a primary route that directs traffic around the intersection at 605 and 62 (Eagles Pizza). This project is well underway. In conjunction with this project, new regional wetland areas will be constructed on the east side of Reynoldsburg-New Albany Road, south of Dublin Granville Road. These basins have been sized to accommodate 60 acres of development within the Village Center area. This makes redevelopment potential much more achievable and provides a higher quality, more efficient best management practice for stormwater quantity control. The project will be put out to bid this winter and construction will begin next spring.

Another project that is ongoing is Rose Run 2. This project is still in the planning phase and will include a parking structure, a veteran's memorial, and an area for redevelopment of the Duke & Duchess station and the old police station. Targeted improvements to the stream will be made to realign the stream and enhance its quality.

Taylor Farm Phase 1 is currently underway, and Phase 2 just got kicked off. The scope of this project will inform and help determine the future for the homestead area of the farm. This will also include the relocation of the community garden. Phase 2 will also include trail extensions and habitat restoration for many difference species, including birds and bats.

Finally, some pickleball courts will be built by Miracle Field in the Swickard Woods area. In conjunction with that and based on conversations with this group, the city is adding a vegetated swale or rain garden element. Sustainable plantings will also be included.

Mr. Barker said he was happy to answer any questions.

Councilmember Kist stated that if the parking structure does happen, there is some potential for solar on the roof. He stated himself and staff met with a solar company. The company is going to audit the city's facilities and electric bills to see what opportunities the city has going forward.

Poll Members for Comment

Mr. Schumacher asked if there were any other comments from the Board. No additional comments.

Mr. Schumacher motioned to adjourn the meeting with a second from Mr. Conway. All were in favor and the meeting was adjourned at 7:20 p.m.

Submitted by Anna van der Zwaag.