

**MIAMI VALLEY REGIONAL PLANNING COMMISSION
BOARD OF DIRECTORS MEETING
APRIL 7, 2016
MINUTES**

Members/Voting Alternates

Richard Barnhart, City of West Carrollton
John Beals, City of Centerville
Michael Beamish, City of Troy
Katelyn Berbach, City of Tipp City
Dale Berry, Washington Township
Judy Blankenship, City of Huber Heights
John Bruns, City of Union
Steven Byington, City of Oakwood
Sherry Callahan, Municipality of Carlisle
Dale Church, Village of Jamestown
Philip Cox, Monroe Township in Miami County
Georgene Dawson, DPL Inc.
Mark Donaghy, Greater Dayton RTA
Elmer Dudas, City of Springboro
Andrew Fluegemann, ODOT District 8
Georgeann Godsey, Harrison Township
Carol Graff, Beaver Creek Township
Michael Gray, Time Warner Cable
Walt Hibner, Vectren Energy
Jerome Hirt Sr., Bethel Township
Mary Johnson, Jefferson Township
Dan Kirkpatrick, City of Fairborn
Sonny Lewis, City of Franklin
Sara Lommatzsch, City of Riverside
Dale Louderback, City of Xenia
Michael Martin, Dayton Area Board of Realtors
Julia Maxton, South Metro Chamber
James McGuire, Jefferson Township
Chris Mucher, Miami Township-Greene Co.
John O'Brien, Miami County
Matt Parrill, ODOT District 7
Greg Rogers, Miami Township-Mont. Co.

Chris Schmiesing, City of Piqua
David Seagraves, City of Brookville
Arlene Setzer, City of Vandalia
Gary Shoup, Montgomery Co. Engineer's Office
Woodrow Stroud, Greene County Transit
Patrick Titterington, City of Troy
Charles Vaughn, City of Trotwood
Deborah Wallace, City of Beavercreek
J.C. Wallace, Troy Chamber of Commerce
Karen Wintrow, Village of Yellow Springs

Other Alternates/Guests

Gary Burkholder, City of Brookville
Tim Eggleston, Tipp City
Steve Finke, City of Dayton
Richard Henry, LWV
Jeff Mutter, Harrison Township
Janell Smith, City of Huber Heights
Joe Vogel, FTC&H
Jeff Wallace, Parsons Brinckerhoff

Staff Present

Ann Burns
Brad Daniel
Tim Gilliland
Laura Henry
Martin Kim
Aaron Lee
Matt Lindsay
Laura Loges
Brian Martin
Bob Steinbach
Rob Uhlhorn

I. INTRODUCTION

Chair Graff called the meeting to order. Self-introductions were made. The Pledge of Allegiance was recited.

II. APPROVAL OF MARCH 3, 2015 MEETING MINUTES

Mr. Beamish made a motion to approve minutes. Ms. Wallace seconded. The motion passed unanimously.

III. PUBLIC COMMENT PERIOD ON ACTION ITEMS

None

IV. RPC (REGIONAL PLANNING COMMISSION) ACTION ITEMS)

A. Approval of Resolution Adopting the Regional Open Space Plan

Mr. Lindsay presented the staff recommendation for the Regional Open Space Plan. The plan report is now in final draft form thanks to the helpful input of the Land Team (Partners for the Environment), park districts, land trusts, the Ohio Department of Natural Resources and the Miami Conservancy District.

The public participation process was run through the month of February and included a presentation at the Fairborn Community Library, a public open house at the MVRPC offices and informational presentations to TAC and the Board of Directors. He explained that comments received resulted in several changes to the prior draft, including the addition of MCD deed-restricted properties to the easements data set, some wordsmithing of the open space definition, and rearranging the table of contents. Mr. Lindsay explained that the open space data covers seven counties – 2,000,000 acres, of which approximately 8 percent are in some category of open space. He reviewed how the region's more urbanized counties (Montgomery, Warren and Greene) also have the most open space. Nearly two-thirds of open space acres are in the parks and preserves category, with landfills and mineral extraction sites the second largest category, followed by schools.

Mr. Lindsay stated that the plan report recommendations include emphasizing the Little Miami, Mad and Stillwater River corridors for future open space conservation; using the composite and factor data in local decision-making; joining this plan with other Going Places tools in local planning; allowing conservation design in future development; employing green infrastructure and consider a code review process to build conservation into local practices. The plan lists numerous funding sources for open space protection. He stated that staff and TAC both recommend adoption.

Mr. Gorman asked what the total acreage of open space in all 7 counties. Mr. Lindsay explained there were almost exactly 2 million acres, with 138,000 acres of protected open space. Mr. Hankins asked if large municipal parks were eligible for these grants/loans. Mr. Lindsay explained there are certain categories of funding sources that are available to municipalities, and staff can assist with this. Mr. Beals asked if golf courses are included in open space. Mr. Lindsay explained they are included in the recreation category, and are constrained by their current use. Mr. Patterson made a motion to approve the resolution on page 7. Ms. Wintrow seconded the motion. The motion passed unanimously.

V. MPO (METROPOLITAN PLANNING ORGANIZATION) ACTION ITEMS

A. Adoption of Amendment to MVRPC's SFY2016-2019 Transportation Improvement Program (TIP)

Mr. Daniel referred to a memo on page 8 of the mailout explaining that numerous modifications to the programming documents for various projects has resulted in the need for a TIP amendment. He referred to the project tables for each county as well as the statewide line item projects. Mr. Daniel stated that staff as well as TAC recommends adoption of this TIP amendment, and referred to a resolution on page 20 of the mailout. Mr. Gorman made a motion to recommend adoption. Mr. Martin seconded the motion. The motion passed unanimously.

VI. INFORMATION ITEMS

A. 2040 Long Range Transportation Plan Public Participation Meeting and Final Draft Congestion Management (CM) Projects.

Ms. Ramirez referred to a memo on page 21 of the mailout reporting that there is a public participation meeting scheduled for Wednesday, April 6th to present the Final Draft 2040 Long Range Transportation Plan. The Final Draft Congestion Management Projects list is also included on page 15 for review. Ms. Ramirez explained that project costs have been inflated to Year of Expenditure using the FY 2016 U.S. Office of Management and Budget U.S. Budget Economic Assumptions for Consumer Price Index for FY 2019 and beyond of 2.3 percent per year.

Following the public comment period (March 15-April 12), the 2040 Long Range Transportation Plan will be presented at the May MVRPC Board Meeting for final adoption.

B. Update on the Greater Dayton Housing Market.

Mr. Michael Martin from the Dayton Area Board of Realtors provided information on the status of the housing market in the Greater Dayton area.

He reported that 2015 was a strong year for the Dayton area housing market. In fact, the number of sales recorded for December 2015 was higher than any other December on record. That translates to 1,073 single-family homes and condominiums sold in December 2015 versus 988 in December 2014. December 2015 posted a total sales volume of \$144,156,741 vs. a December 2014 total sales volume of \$133,418,336. This was an 8% increase in 2015.

Mr. Martin explained that several factors which contributed to a strong year were consumer confidence, low inventory and low interest rates. He reported that so far, 2016 has continued the trend of strong activity in the market. The total sales volume in January this year was almost 9% better than January 2015. Mr. Martin stated there was an increase in new construction as well, which can be partially attributed to the short supply of homes for sale and the construction industry responding to the need. He also provided some statistics for the commercial and industrial markets in the region indicating growth in the region. Mr. Martin pointed out that the investments made by our communities have also contributed to the health of the market, including new businesses, more available housing as well as upgrading of infrastructure. Mr. Martin reported that it is predicted that the market will remain strong for the remainder of 2016; however, he did mention several areas that are hampering the market such as lack of availability and affordability. He also noted concern about wages which have not kept pace with the economy.

VI. EXECUTIVE DIRECTOR'S REPORT

Mr. Brian Martin congratulated the new Executive Committee members. He reminded the Board that Annual Spring Dinner is next Thursday, April 14th, so any new reservations need to be made today. He referred to his April report announcing that the Eldean Bridge project won the Ohio Conaway award, provided safety tips for pedestrian safety, shared upcoming grant opportunities and referred to a list of upcoming meetings.

VII. ADJOURNMENT

Mr. Peters made a motion to adjourn. Mr. Donaghy seconded the motion. The motion passed unanimously.

Brian O. Martin, AICP
Executive Director

Carol Graff
Chairperson

Date