

**RICHMOND CITY COMMISSION  
MINUTES  
WORKSHOP MEETING  
JULY 21, 2020  
VIA ZOOM TELECONFERENCE  
CITY OF RICHMOND, KY COMMUNITY INFORMATION FACEBOOK  
PAGE  
9:30 AM**

**TAKE NOTICE** that for the present, the Board of Commissioners for the City of Richmond will continue to meet in accordance with the schedule for its regular monthly meetings and remain in compliance with all applicable statutes and regulations. In view of the COVID -19 pandemic, however, and in an effort to prevent the spread of that virus, the public can view the meetings as they occur on the City's Community Information Facebook page. Anyone wishing to address the City Commission may submit comments on any topic or agenda item electronically to the City Clerk at [lcassity@richmond.ky.us](mailto:lcassity@richmond.ky.us). The Agenda for the meetings can also be found on the city website. Citizens may also phone City Hall at (859) 623-1000 ext 1103 to provide a comment about an agenda items or concern if a computer is unavailable.

**Mayor Blythe called the meeting to order at 9:30 a.m.**

**PRESENT: Commissioner Brewer, Grant, McDaniel, and Mayor Blythe  
ALSO PRESENT: Rob Minerich: City Manager, Lisa Cassity: City Clerk and Tyler Johnson: Community Development and Media Coordinator, Tyler Frazier: City Attorney, Scott Althaus: Richmond Utilities, Taylor Six: Richmond Register Newspaper, Mike Eaves: Attorney, David Jones: Assistant Tourism Director, Sharon Graves and Tom Black: Historical Society, Bryan Tipton: Historical Remodeler  
ABSENT: Commissioner Morgan**

**Minutes Approval:**

1) Special Called Commission Meeting held on July 17, 2020 at 10:00 a.m.

Motion: Commissioner Grant

Seconded: Commissioner Brewer

<b>VOTING:</b>	<b>YES</b>	<b>NO</b>
Commissioner Morgan	absent	
Commissioner Brewer	x	
Commissioner Grant	x	
Commissioner McDaniel	x	
Mayor Blythe	x	

**Ordinance 20-15:** An Ordinance of the City of Richmond, Kentucky Changing the Zoning Classification for Property Adjoining Magnolia Pointe Subdivision being Located in the City Limits.

**Second Reading**

Read by City Attorney

Motion: Commissioner McDaniel

Seconded: Commissioner Brewer

<b>VOTING:</b>	<b>YES</b>	<b>NO</b>
Commissioner Brewer	x	
Commissioner Grant	x	
Commissioner McDaniel	x	
Commissioner Morgan	absent	
Mayor Blythe	x	

**Ordinance 20-16:** An Ordinance of the City of Richmond, Kentucky Changing the Zoning Classification for Property within Springhouse Apartment Community within City Limits.

**Second Reading**

Read by City Attorney

Motion: Commissioner Grant

Seconded: Commissioner McDaniel

Commissioner Brewer questioned the location of the two parcels.

<b>VOTING:</b>	<b>YES</b>	<b>NO</b>
Commissioner Grant	x	
Commissioner McDaniel	x	
Commissioner Morgan	absent	
Commissioner Brewer	x	
Mayor Blythe	x	

**Gravel Parking Lots within City Limits- General Discussion**

City Manager led discussion and referenced the development ordinance which requires all new development to have asphalt or concrete parking surface. If it's an older property it can't exceed more than 5 parking spaces. The comprehensive plan is being professional revised by an outside legal counsel with expectations of final review in 2-3 months.

Commissioner McDaniel questioned how many lots are in question for being non-compliant with the current restrictions. City Manager responded that there's about 1-2 homes that have gravel and one property has been sited by Codes Enforcement.

Commissioner Brewer suggested that more time be set up for open discussion on this topic and decision if we're going to allow not paved versus all being paved surfaces.

**Historical Society/ Homes in the Community**

City Manager announced that this topic was requested on behalf of several commissioners concerns for historical homes in the community being demolished and

losing the character of the downtown area. He announced that also joining the discussion is David Jones: Assistant Tourism Director, Sharon Graves and Tom Black: Historical Society, Bryan Tipton: Historical Remodeler of the Lynnwood home.

Sharon Graves started discussion by listing several other historical property owners that have concerns with all the historical homes either privately owned or owned by Eastern Kentucky University. She suggested that the historical district may need to be expanded to order to preserve these homes.

Commissioner Brewer questioned if the Bennett House was in the H1 district and if it's on the national register of historical homes. David Jones responded yes.

Commissioner Brewer further questioned if these homes aren't maintained, how can we prevent these homes from getting so blighted beyond repairs that it's demolished.

Tom Black advised that if the home had any federal or state grant funding to purchase the home there are tedious steps in order for owners to demolish the property.

Bryan Tipton commented that as the Lynnwood property he has no immediate plans but is currently replacing the roof and wants to see the property saved. He mentioned an idea of having the property be used as a meeting house. He's been in contact with the Bluegrass Trust and the organizations plans to discuss the future of the home at its August 7<sup>th</sup> meeting.

Tyler Frazier noted that he will research any Kentucky Revised Statutes to see if the city has any jurisdiction on the ECU state owned properties in order to preserve. Commissioner Brewer added that the ECU properties that were demolished along Oak Street are just empty lots which also questioned the future of the area.

Mayor Blythe stated that he previously expressed these concerns to ECU officials as an open town and town relationship with working together for the community.

Commissioner Grant questioned beside private citizens spending their own money on these properties to preserve are there any grants or assistances. City Manager responded that he'll look into any Community Development Block Grants for possible shelters, centers, purchasing or renovating. Mr. Minerich noted that its not in the cities interest to provide grant funding to privately ownership, but if the buildings were going to be used in the interest of the public, there might be grants available for such as a museum.

David Jones questioned if the city could establish a district like the Mill District was established for economic and historical downtown. He said it would be nice to have more marketing tools to showcase the community.

Commissioner Brewer questioned if the historical district includes Lancaster Avenue.

Mayor Blythe questioned what other cities are assisting with preserving their historical districts. Bryan Tipton responded that the city of Bardstown has assisted in the process for their community. Mayor suggested that someone reach out to these cities with questions on the process.

Tom Black also requested that the traffic flow be accessed when changing the use of the properties. For example, ECU had torn down some homes along Second Street and Summit which increased the traffic in that area.

Mayor concluded this discussion that they will reach out to ECU to have a town and gown conversation on these concerning properties.

#### **Public Comments-**

City Manager mentioned one comment that was presented to the clerk office. Citizen expressed safety concerns for the lack of asphalt on Fifth Street. He noted that the library had completed some sewer lines which left the street with washed out gravel causing large ruts. He contacted an asphalt company to complete the repairs next week.

**Departmental Reports-** None submitted to City Clerk

#### **City Manager's Report**

1. Paving list is still being compiled and hope to get bids out in August.
2. Covid19 Update- He continues to review the state and local cases and noted that it's the 11<sup>th</sup> day of mandated public mask wearing. If numbers don't drop off after the 14<sup>th</sup> day of mask mandate, he'll need to access essential workers only or scaling back. He's taking it a day by day matter for employee and public safety.

#### **Board of Commissioner's Discussion**

**Grant-** Historical Homes: Commissioner noted that the city needs to review the zone classification for these areas with concerns if its not zoned single family, it could change the property to apartments. He also thanked the citizens that putting money into these homes for preservation.

**Brewer-** Historical Homes: Commissioner suggested that the City Attorney reach out to local attorney Jimmy Dale Williams with the ruling on the Emma Watts property preservation.

**Morgan-** Absent

**McDaniel-** No report

**Mayor Blythe-** Announced that Stanford Mayor Scottie Ernst passed away last week mowing public property in his community. He reflected on Mayor Ernst's dedication to his city and his networking recent visit to Richmond City Hall. He was truly amazed by

our city operations and had a vision for his city. Mayor mentioned that he attended the visitation and sent flowers on behalf of the City Commission.

**Adjournment at 10:23 a.m.**

Motion: Commissioner McDaniel

Seconded: Commissioner Grant

<b>VOTING:</b>	<b>YES</b>	<b>NO</b>
Commissioner McDaniel	x	
Commissioner Morgan	absent	
Commissioner Brewer	x	
Commissioner Grant	x	
Mayor Blythe	x	

ATTEST:

  
\_\_\_\_\_  
City Clerk

  
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MAYOR