

The Land Use & Preservation Committee Report

**Presented During the August 8, 2012
Monthly Meeting of the Clifton Community Council Board of Directors**

Heith Ratliff, Co-Chair of the LUPC

El Mundos Restaurant Start Date: July 26, 2012

An email with subject title "Proposal for CCC Sponsored Neighborhood Public Meeting - El Mundo Restaurant - 2345 Frankfort Avenue" was sent to all directors on August 4th, and a copy is attached. Discussion and, if discussion leads thereto, approval of Council sponsorship is requested.

Chicken Steps at the End of Vernon Avenue Start Date: July 30, 2012

An increase in illegal dumping by the Chicken Steps at the end of Vernon Avenue prompted a letter by Tina Ward-Pugh to the residents of Vernon Avenue. Years earlier, an inspection by Metropolitan Sewer District determined illegal dumping on the hillside caused the sewer pipe to become blocked with debris and caused a backup that took several days for MSD to unblock. Tina wants to organize a neighborhood meeting with Metro Public Works and MSD. LUPC has offered to organize the meeting, and Tina has accepted. No date has been confirmed yet, but the meeting will be held at the church on Vernon Avenue. More details to follow.

1860 Wine Bar & Bistro Start Date: August 3, 2012

Il Cousins, LLC has advertised intentions to apply for alcoholic beverage licenses under the name 1860 Wine Bar & Bistro as of August 3rd. The restaurant will replace L&N Wine Bar & Bistro (1765 Mellwood Avenue) which closed June 2nd. The Council has 30 days to respond to the Department of Alcohol & Beverage Control with any protest. I won't be writing a response to the ABC with the Council's policy motion already in place requesting a 12 am cutoff of alcohol sales as previously stated. Seventeen-sixty-five Mellwood Avenue is outside of the Clifton neighborhood.

Proposal for CCC Sponsored Neighborhood Public Meeting - El Mundo Restaurant - 2345 Frankfort Avenue

Heith Ratliff <hrat07@gmail.com>

Sat, Aug 4, 2012 at 5:21 PM

To: Anne Walker <awstudio208@gmail.com>, Bill Wright <billy0912@insightbb.com>, Cathy Hinko <cathy@metropolitanhousing.org>, Jason Brauner <jasonabrauner@gmail.com>, John Beckman <john.beckman@insightbb.com>, Lisa Work <lisa.work@insightbb.com>, Pam Sheehan <psheehan@usa.com>, Sam Dodson <dodson03@insightbb.com>

Greetings Fellow Directors,

The following isn't the LUPC report to the board of directors. I will be sending that later.

This is my request for discussion and permission from the board to have the Clifton Community Council sponsor, hold and moderate a neighborhood public meeting regarding El Mundo Restaurant during the August 8th monthly meeting of the board. Part of the proposed neighborhood public meeting will be getting open input about El Mundo's request to move a tree at their front door. As I understand, the owners of El Mundo have been collaborating well with the committee working on the trees replacement projected plan. Tina Ward-Pugh has suggested this meeting as part of the first step of the process.

Other parts of the meeting may be less comfortable for the owner's of El Mundo, and that's why I'd like to see the Clifton Community Council take a leadership role as moderators. I've received reports about trash bottles in yards, pedestrian access and parking space issues from the Clifton neighborhood, and those issues will very likely be brought up by neighbors at this public meeting.

My intention is to first get permission from the board for the CCC to hold this public meeting; then, approach the owners of El Mundo with the chairs of the NP & BA Committee and the Treescape Canopy Project Committee about a neighborhood public meeting of stakeholders. We would fully inform the owners about what to expect. I don't want the owners to be blindsided by complaints from neighbors. We would work with the owners to brainstorm for solutions they find acceptable so they may present them during the meeting even though we'll be taking ideas from all stakeholders during the public meeting.

The idea is for the meeting to become a collaborative effort between the the stakeholders (neighbors, pedestrians and the owners of El Mundo).

I've asked John to add this discussion item to the agenda and to lead the discussion. He's as equally informed as I am and should be able to answer any questions; however, if you have questions or concerns, you don't have to wait until the meeting. I can answer questions via email.

El Mundo's success is the Clifton neighborhood's success. Let's work to ensure the owners of El Mundo know the Clifton Community Council is a resource for their business success.

Thank you,

Heith Ratliff, Clifton Community Council's Co-Chair of the Land Use and Preservation Committee