

SANDUSKY BAYFRONT CORRIDOR COMMITTEE

September 1, 2022 – Meeting Minutes

Mission Statement: The Bayfront Corridor Committee, a cross-section of community stakeholders serving at the pleasure of the City Commission, reviews proposed waterfront development projects relative to adopted city plans and their benefit to the community and makes recommendations to the administration and City Commission with the purpose of maximizing the advantages of Sandusky's strategic location on Lake Erie.

Attendance:

Judy Corso	Blake Harris, City Commission Liaison
Mark Harrington	Arin Blair, City Staff Planning
Carl McGookey, Chair	Aaron Klein, City Staff Public Works
David Miller	
Mike Zuilhof	

Meeting was called to order by Chairperson McGookey at 7:35

Minutes were not available from the previous meeting. Dr. Semans is working on those minutes.

New Business

Shoreline Park Aaron Klein

Concrete work around the western finger begun last year was completed this year including rip rap at southern end of slips. The City still wants to connect parking areas with other areas of the park with walkways. A pull off area for kayak unloading and launching was created. Mr. Zuilhof noted that a photo of Shoreline Park was used by Ohio & Erie Canalway on their website. Dr. Semans stated that the park was an excellent setting for the presentation by Sec'ty Buttigieg, US Rep Kaptur and US Senator Portman last week.

Transient (Paper District) Marina Aaron Klein

Projects around the marina have been completed including the east wall and walkway, connected path from east to west in that area, improved walkways on Jackson Street Pier and placed concrete at the west curb of the entrance from Water Street onto JSP.

Old Business

Justice Center Aaron Klein

Bids were accepted three weeks ago, and the project will be awarded at the next City Commission meeting to Mosser Construction. Operations will be maintained there, but offices will be moved around as needed. There was a concern raised by Mr. Miller that the two precincts which poll at the previous city building wouldn't be able to vote there, but Mr. Klein felt that wasn't a problem this November.

The Meigs Street project should be finished by the end of October.

The Landing Aaron Klein

The City has acquired five more parcels for the SB Pathway which has been approved by the City Commission. There is one more parcel for which a right of way/easement needs to be acquired. Then environmental permitting needs to be completed. ODOT has received the grant from the Federal Highway Administration, and this will require that the Landing project be split into two separate projects. The first will be from Cedar Point Drive to Hemminger Ditch which will be covered by the ODOT grant. The City hoped that this can be completed in the 2023 to 2025 timeframe. The second project will be the boardwalk/bridge over Hemminger Ditch and the Landing Park for which there is not a current timeline due to further acquisitions and more environmental questions.

As part of the Route 6 Connectivity Corridor project, there was discussion about the roundabout to be created at Perkins Avenue and Route 6, including the topic of the Maples Motel. Mr. Klein noted that Norfolk Southern intends to be involved in this project due to this being one of the more dangerous crossings in the state.

Causeway Wetlands Aaron Klein

The City's portion of this project is complete. Dredging should begin the week of September 19. The dredging will be done as in the past from a barge in the channel then dredgings will be pumped via a pipe submerged on the bottom of the bay to a second barge located ~2000' from the diked perimeter. This dredged material will then be pumped via another submerged pipe into the holding cell. The dredging will operate 24/7 for approximately 3 weeks. Submerged pipes will be marked appropriately by nautical markers. Announcements will be made to the Coast Guard and area marinas. This site will hold dredgings for 2 to 3 cycles. Cycles are 1 to 2 years, so 2 to 4 years to fill the site and 4 or so years for compaction of materials to be usable. Ms. Corso asked about future sites and Mr. Klein answered that an RFQ for a second site has been made. Also, this dike can aid the causeway expansion project by creating this breakwater.

Columbus Avenue Streetscape Arin Blair

Public surveys were done for a couple weeks, and concept boards have been displayed at two public event locations (farmer's market at Jackson Street Pier events) this summer, with positive responses. The City will begin meeting again with stakeholders soon. The next presentation will be to the City Commission at the end of the 30% design phase.

Positive feedback received was focused on more outside dining and better walking pathways. Plans are to light trees, streetlamps, and install festoon lighting while remaining aware of water vistas. Dr. Semans noted that uplighting shouldn't be used due to light pollution. This project will make this area more robust and adjacent streets will be considered for enhancements in the future.

Designs will show better balance for the roadway by adding space for bicycle traffic while maintaining on street parking and comfortable drive lanes. To counter the loss of parking spaces between Washington Row and Water Street, parking between Adams Street and Washington Street will be changed on the east side of Columbus Avenue to angled vs the current parallel to allow more parking spaces. When Washington Row is restriped, the spaces will be angled more towards perpendicular to increase parking capacity. The addition of a

parking garage in the future Jackson Street parking lot development will also bring a net increase in parking spaces. Better signage for the existing county parking garage will be developed.

One of the goals of this project is to make this core area more walkable, more pedestrian friendly and more retail focused to create a more vibrant corridor. Drop off spaces for coffee shops and the State Theatre will be included in the design.

A new parking study should be done as there have been many changes in the downtown since, as Mr. Harrington noted, the last study was over ten years ago. Ms. Blair also noted that there are no privately operated parking lots in the downtown area, as seen in many municipalities. Possible locations for that type of enterprise could be the Social Security office lot, the old Third National Bank lot and the lot immediately west of the current parking garage. Ms. Corso asked about the possibility of adding more decks to the existing garage. Mr. Harrington agreed that the garage was designed for one or two more floors. Mr. Miller also noted that better access to the garage from the Columbus Avenue side is needed. He asked about possible plans for renovation of the Schade-Mylander Plaza. Ms. Blair said it wasn't in this plan, but that there will be consideration of how the streetscape meets the plaza. Mr. Harris noted that the redevelopment of the Boeckling Building will impact that area considerably. Dr. Semans asked about plans for the Cedar Point/Jet Express Pier and what engineering knows about that infrastructure. Mr. Klein stated that there had been a report from Cedar Point concerning the pier. The most obvious fact is that it floods often during high water events. It seems to be well sheet piled and compacted, but the structure is low. The City doesn't own the pier currently, but there is discussion as to how to improve the appearance and usability of the facility for Jet Express usage. Ms. Blair recently toured the Boeckling building and hopes to see it redeveloped as a key focus for downtown.

Mr. Miller asked about the wetlands south of Route 6 bordering Pipe Creek, wondering if that is to be a city park or metro park. Mr. Klein stated that Cedar Fair owns that and there has been no conversation about it. Dr. Semans asked whether the billboards to the southwest of Pipe Creek and Route 6 will remain after the roundabout project. Mr. Klein said that it is under negotiation currently.

The meeting was adjourned at 8:36.

A handwritten signature in blue ink, appearing to read 'Carl S. Myler', is written over a horizontal line.

Committee Member