

TWDC Board of Directors
Meeting Minutes
November 21st, 2019
South Branch Library

Board members present: Chris Roy, Josh Wright, Carolyn Bentley, Joe Adler, Brian Hannon, Dan Cotter, Jaime Delet, Ann Marie Riley, Kate Carden, Lynn Murray, Joe Chura, Rich Sosenko, LerVal Elva, Brad Hauber and Seronica Powell.

Staff present: Cory Riordan, Khalid Hawthorne

Guest present: Michael Graham, Strategic Design Partners

1. Kate called the meeting to order at 6:30 pm.
2. October meeting minutes
 - The October meeting minutes were reviewed by our board members. Lynn motioned to approve, Dan seconded and the minutes were approved with two abstentions from Chris Roy and Ann Marie Riley, who were not present last meeting.
3. DISCUSSION ITEM: TWDC / OCI Strategic Alliance Updates – Michael Graham, SDP
 - Michael Graham discussed the development of the Near West Neighborhood Partnership (NWNP). There would be two members of the NWNP, Tremont West and Ohio City. The board would consist of eight board members, four from each of the parent organizations. The draft version of NWNP identifies the board members as the Executive Committee of each of the parent organizations. Joe Chura commented that we may want to consider flexibility of the board members of NWNP, as many of the executive committee members are often involved in several committees.
 - Cory discussed how our fundraising capacity would allow for both NWNP as well as OCI and TWDC to seek funding for operations or specific projects. We know that Cleveland Neighborhood Progress is interested in offering funding to CDC that represent 15,000 members. This organization would allow both CDC's to identify as a larger organization representing more membership. Kate discussed that non-profits are being evaluated for collaboration when seeking grants.
 - Michael Graham continued the discussion and reviewed the organization of the Near West Community Land Trust. The Land Trust would report to the Near West Neighborhood Partnership. The Land Trust would have its own board with two appointees from each of the CDC boards.
 - Josh Wright commented that we would want to consider how to communicate the goals and implementation of the Near West Neighborhood Partnership. LerVal agreed that we will want to consider a plan for sharing this new structure with our neighbors, if we decide to approve the NWNP.
4. DISCUSSION ITEM: Zoning Updates + Community Process – Khalid Hawthorne, TWDC
 - Khalid Hawthorne reviewed the new townhouse code in Cleveland. Khalid shared the parameters that would allow a new townhouse to be approved under the new townhouse code.

- Khalid then discussed that the new townhouse code does not allow for any community process in the approval of these projects.
 - Cory reviewed that Ohio City, Inc. passed a resolution that reviewed several concerns that they have with the new townhouse code. Cory also stated that our TWDC Economic Development Committee is interested in TWDC also passing a resolution that lists both of our concerns, including 1) the specific codes and the townhomes that will be built under this code and 2) the lack of community process in the approval of these projects.
 - After discussion, we agreed that Cory would propose a letter to be reviewed and approved by both Economic Development and then our TWDC Board of Directors. The letter will be sent to all of our council members along with City Planning and Board of Zoning.
5. DISCUSSION ITEM: Holiday Party
- Kate discussed our holiday party and it will be held at Sokolowski's on Thursday, December 19th.
6. DISCUSSION ITEM: Tax Policy Community Discussion – 12/18/19 @ Pilgrim Church
- Kate reviewed that the City of Cleveland will be holding housing tax policy community discussions. Neighborhood Connections has been hired as a consultant to have the community meetings and bring feedback to the city.
 - We had a discussion about the need for TWDC to publicize the meeting to our neighbors in Tremont.
7. DISCUSSION ITEM: Reaching Lincoln Heights Progress Update
- Kate and Cory discussed the progress with “Reaching Lincoln Heights”. The goals are to 1) invite and include all members from the community, 2) establish a community vision for new development, 3) create a strategy for parking, 4) improve mobility connections within Lincoln Heights and the neighborhood, and 5) prioritize community goals for large-scale and scattered site vacant land.
 - The next steering committee will be in January.
8. DISCUSSION ITEM: Block Club Chairs Session
- Kate discussed that we are hoping to have a block club chair session in spring, and planning will begin in January.
9. Executive Director Report
- Cleveland Neighborhood Progress Strategic Investment Initiative 2020- 2023 Program Cycle – Cory is working on our CNP application, which is a three year funding cycle. CNP requires 15,000 people in the represented area. We will be submitting a joint application with TWDC and Ohio City.
 - Community Engagement Specialist – TWDC and Ohio City are in the process of interviewing for a Community Engagement Specialist. Cory expects that we will make an offer near the beginning of January. The cost of this person is reimbursed by the City through the community engagement department.
 - City of Cleveland Paint Program – the City of Cleveland is sponsoring an Exterior Paint Program. An individual or family can be given a voucher for \$1500 in paint and supplies.

There are income guidelines and a requirement for a Lead Safe Practice Class. Applications are available at the Library and Tremont West.

10. New Business

- Finance – Finance Committee met this week, and reviewed our financials. The committee is reviewing the labeling of several lines on the financials for clarity. The financials will be available at our next Board meeting.
- Board and Executive Director Evaluations – LerVal will be sending evaluations out to board members in the next couple weeks. The deadline will be three weeks from their receipt from LerVal.
- Joe Adler announced that he and his wife will be moving to Columbus in the beginning of the year. Unfortunately, Joe will be resigning from the board when he moves to Columbus.

11. Old Business

- Nominating Committee – Joe Adler discussed the need for our nominating committee to be formed early, with additional board seats being open this year. Joe also mentioned that Governance and Nominating committee may want to consider expanding the extended voting hours for our annual meeting.

12. Joe Chura motioned to adjourn, Joe Adler seconded and the board unanimously approved at 8:39 pm.