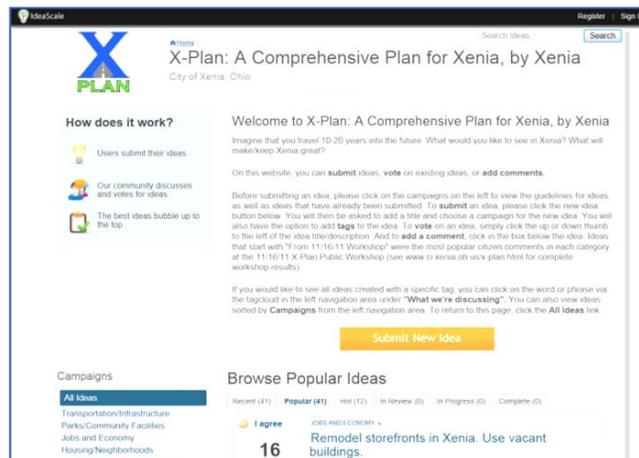




X-Plan Ideascale Website Virtual Meeting Results



Prepared by the City of Xenia

Planning and Zoning Department

February 2012





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Overview

From November 7, 2011 until February 7, 2012, the City of Xenia operated the X-Plan Ideascale website. Ideascale is a private company that hosts interactive websites that allow users to log in, post ideas, vote on other users' ideas, and comment on ideas. The purpose of the X-Plan Ideascale website was to encourage public input and discussion to inform X-Plan, the City's update of its Comprehensive Plan. The operation of this website coincided with three public workshops (traditional meetings) that occurred on November 16, 2011, November 30, 2011, and January 25, 2012. This website offered an additional means of participation in the X-Plan process and an alternative to Xenians who wanted to have a voice in the process but were unable or unwilling to attend traditional meetings.

X-Plan is the update of Xenia's Comprehensive Plan – a community-based vision for future development and a roadmap of how to achieve it. The plan will guide City actions and decisions with regard to development, infrastructure and community facilities. Input from the Ideascale website, along with other sources, will be used to help shape the goals and strategies of X-Plan.

This report documents the discussion that occurred on the Ideascale site during this three-month timeframe. Users were invited to log in, state whether they lived or worked in Xenia, and post ideas. Prompts on the site encouraged users to imagine that they travel 10-20 years into the future and state what they would like to see to make Xenia a great community in terms of transportation/infrastructure, parks/community facilities, jobs and economy, housing/neighborhoods, and land use and (re)development.

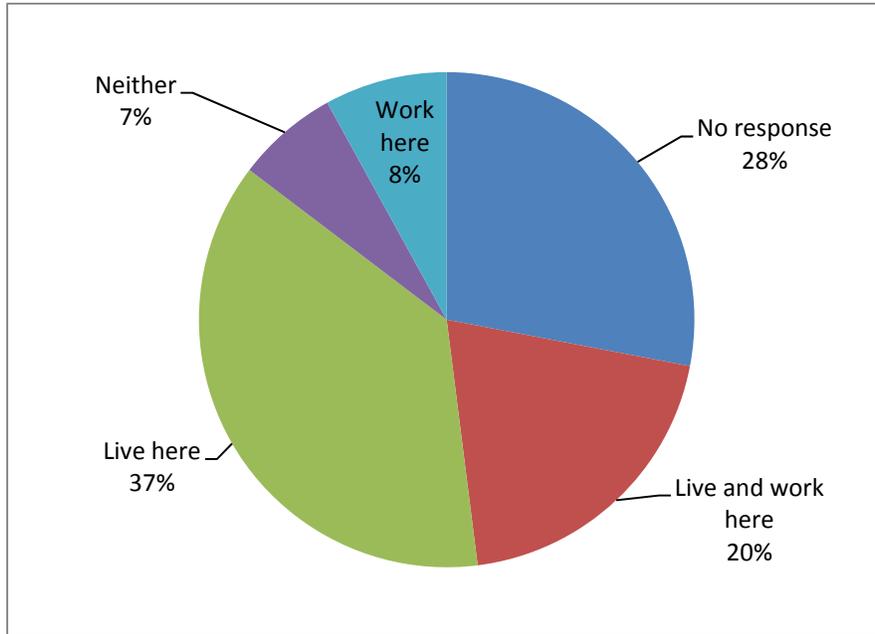
The City repeatedly publicized the website through email blasts, press releases, notices on the City's website and in utility bills, and collaboration with partners such as the Chamber of Commerce. A total of 75 users logged into the site (including the moderator) and posted a total of 43 ideas, 385 votes and 99 comments.

A note to the reader: The content in this report includes ideas and comments expressed by the website users, who represent a range of individuals interested in the future of Xenia. The content does not necessarily represent the views of the City of Xenia or any other organization.

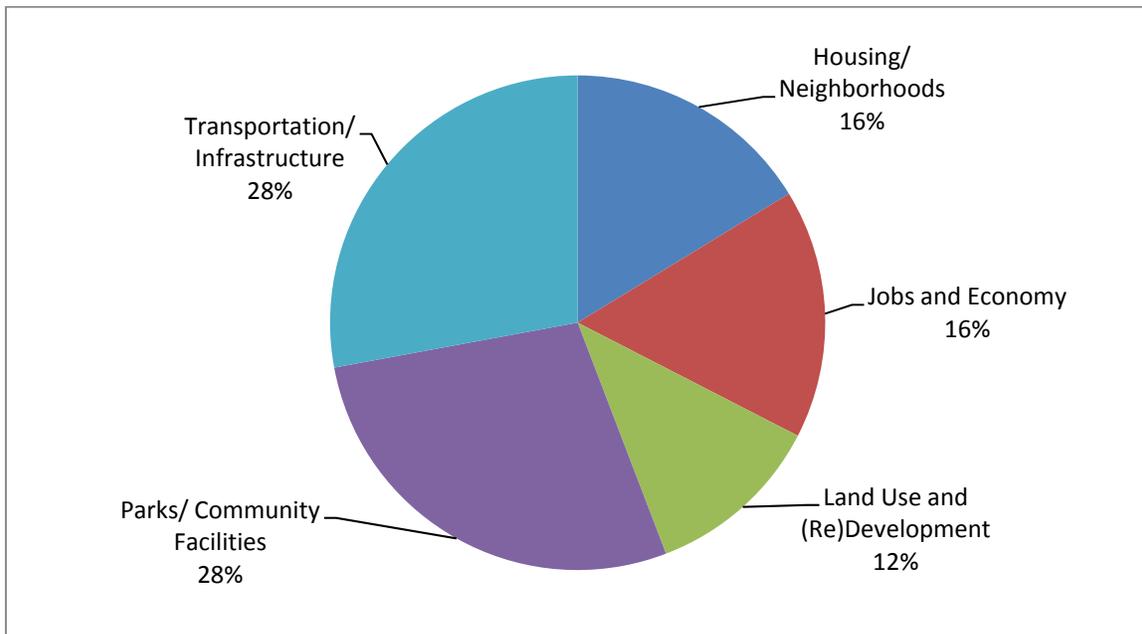
The City of Xenia greatly appreciates the time taken by those who participated.

Graphs by of User and Category Statistics

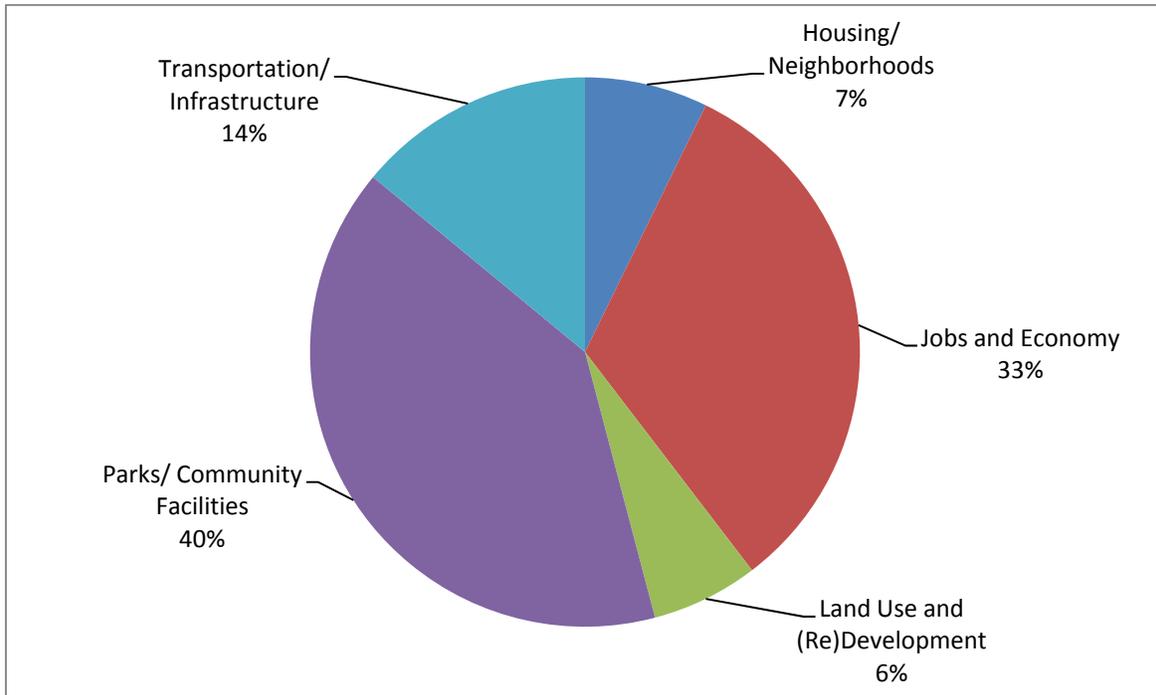
User responses to the question: Do you live or work in the City of Xenia?



Percentage of total ideas by category



Percentage of net votes by category





Ideascale Website Virtual Meeting Results

Title	Category	Net Votes
From 11/16/11 workshop: Entertainment center	Parks/Community Facilities	17
Remodel storefronts in Xenia. Use vacant buildings.	Jobs and Economy	17
Create a Xenia Recreation Center	Parks/Community Facilities	16
From 11/16/11 workshop: Restore Carnegie Library	Parks/Community Facilities	16
From 11/16/11 workshop: Link universities with employers	Jobs and Economy	14
From 11/16/11 workshop: Enhance business attraction efforts	Jobs and Economy	12
Create a NO KILL Community (No Kill Animal Shelter)	Parks/Community Facilities	10
From 11/16/11 workshop: Improved property maintenance	Housing/Neighborhoods	10
From 11/16/11 workshop: Incentivize redevelopment	Land Use and (Re)Development	10
From 11/16/11 workshop: Safer downtown bike paths	Transportation/Infrastructure	10
Make Xenia more bike friendly	Transportation/Infrastructure	9
Build an extension of Wright State University in Xenia.	Jobs and Economy	9
Coffee houses or restaurants that offer live music entertainment	Jobs and Economy	8
From 11/16/11 workshop: Walkable, mixed-use neighborhoods	Housing/Neighborhoods	8
From 11/16/11 workshop: Rebuild/expand YMCA	Parks/Community Facilities	7
Rt 35 Walmart traffic	Transportation/Infrastructure	7
From 11/16/11 workshop: Attract WPAFB-related high-tech firms	Jobs and Economy	6
splash park in Xenia	Parks/Community Facilities	6
Make the Shawnee Park playground handicapped friendly.	Parks/Community Facilities	6
From 11/16/11 workshop: Redesign Xenia Towne Square	Transportation/Infrastructure	6
From 11/16/11 workshop: Redesign/redevelop Xenia Towne Square	Land Use and (Re)Development	5



Ideascale Website Virtual Meeting Results

Title	Category	Net Votes
ford theater	Parks/Community Facilities	5
Bicycle Clubs	Parks/Community Facilities	4
Traffic light timing	Transportation/Infrastructure	4
Make a connection	Transportation/Infrastructure	3
From 11/16/11 workshop: Rehab downtown, reclaim parking lots	Land Use and (Re)Development	3
From 11/16/11 workshop: Schools up-to-date	Parks/Community Facilities	2
Remove the islands in the middle of streets to allow more cars	Transportation/Infrastructure	2
Bring Blue Jacket to Xenia	Land Use and (Re)Development	1
Keep it small and simple	Jobs and Economy	1
From 11/16/11 workshop: Neighborhood community centers	Housing/Neighborhoods	1
Neighbourhood local facilities	Housing/Neighborhoods	1
Make improvements to the main streets in downtown Xenia.	Transportation/Infrastructure	0
Downtown appearance.	Transportation/Infrastructure	0
Citizenship Education	Housing/Neighborhoods	0
Flex housing for wpafb members	Housing/Neighborhoods	-1
From 11/16/11 workshop: Improved wi-fi	Transportation/Infrastructure	-2
From 11/16/11 workshop: Aquatic center	Parks/Community Facilities	-2
Build a baseball stadium and start a minor league baseball team	Parks/Community Facilities	-4
From 11/16/11 workshop: More higher-end housing	Housing/Neighborhoods	-4
From 11/16/11 workshop: New 68 bypass	Transportation/Infrastructure	-5
Highway to Beavercreek	Transportation/Infrastructure	-5
Restaurants	Land Use and (Re)Development	-6



Idea Summary: From 11/16/11 workshop: Entertainment center

Idea Details: Entertainment center with bowling, movies, restaurants and skating, etc.

Category: Parks/Community Facilities

Idea ID: 10 Up: 19 Down: 2 Net: 17

Net Votes: 19 2 17

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Down	2	1			1
Up	19	12	1	6	

Comments

It's up to the private sector to do this.

I agree I also agree the city should not own or run these things. The city should do there part for taxes and zoning laws to make it as easy as they can if a private company wants to build something

I hear people always complaining that there isn't anything for the kids to do in Xenia. They take them to Beavercreek to Bowl... There is one big empty building in the West Park Square area. It is the old Walmart building. It would be big enough for a bowling alley and all different types of entertainment. Plenty of available parking places.

I agree that it should be done by the private sector but the city can provide incentives and seek out those who might want to enter into this kind of business. And it would be great to utilize the old Wal-Mart building!



Idea Summary: Remodel storefronts in Xenia. Use vacant buildings.

Idea Details: Xenia has some wonderful old buildings that need remodeled to look like they once did many years ago. Many of these buildings could get historical status. Once the outside is remodeled, then fix up whatever needs to be done inside to bring to building code standards. Then place different types of businesses in them. I would like to see a movie theater placed in one of the buildings. I remember as a child back in the 1970s, that I would go see movies in a theater that was located in downtown Xenia.

Category: Jobs and Economy

Idea ID Up Down Net

Net Votes: 18 1 17

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Down	1			1	
Up	18	12	1	5	

Comments

It may be that codes need to enforced for present owners.

Do you know anything about movie theater business? A large company builds a theater, and within 5 years a different company builds a new facility taking all the business of the prior theater. Xenia can't garner the capital to build a movie theater.

Idea Summary: From 11/16/11 workshop: Restore Carnegie Library

Idea Details: Restore Carnegie Library

Category: Parks/Community Facilities

Idea ID Up Down Net

Net Votes: 16 0 16

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Up	16	9	1	4	2

Comments



It would be nice if the Greene County Library could move their genealogy department into this building. They presently have just a small room on the 2nd floor in the Greene County Library. So many people use that room to get info about their families or about Greene County. I believe that Carnegie library could hold more room for all the books, microfilm projectors, and computers. Perhaps the genealogy department could add more things to help others with their research. They could also expand on the history of Xenia by displaying Xenia related stuff. I think that such a historical place should hold the history of our Xenia families and our Xenia history.

If there is a group that is working towards restoring this building, then I would like to be included in that group. I can't "physically" restore it, but maybe I can help out on fundraisers. I would like to be contacted in the future. Thank you.

Although I would support any restoration of the Carnegie Library, I always had a vision of "The Library" - a very nice up-scale restaurant. I am not sure if this could be done due to any restrictions that might come with the building itself (being a donation through the Carnegie Foundation). It would possibly draw from other areas like the old Derr Road Inn did in Springfield. Just a pipe dream perhaps but interesting to think about!

I, too, would like to be involved in the groundswell of interest in restoring The Carnegie Library - a true gem for Xenia. Restoration must be well-considered so it can be self-sustaining. It has sat empty and lonely for much too long to not get the attention it deserves.

Idea Summary: Create a Xenia Recreation Center

Idea Details: The center can hold classes of various interests (art, photography, dance, exercise, etc.) for Xenia residents. The center would have a discount to join it for anyone who lives or works in Xenia. Other residents of other cities could pay a higher price to use the rec center.

Category: Parks/Community Facilities

Idea ID: 16 Up votes: 16 Net

Net Votes: 16 0 16

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Up	16	9	1	6	

Comments

A similar program is in the discussion stages now to set up a place for classes with small studios for various activities. Also setting up an area in the same building for an art exhibit.

I think the recreation center in our surrounding communities is one of the highlights of the area. I would suggest also making sure there are large rooms that can be rented by area businesses for parties and business meetings. There isn't really anything like this in Beavercreek either, so we could attract them to use our facility if built in a convenient place for them as well as us.

Put it downtown.



The city of Xenia desperately needs a community center for its youth and especially its minority youth. Xenia is such a small town and has such a high crime rate; I feel it can be attributed to the lack of anything better to do. I have lived in Dayton the last few years and the city of Dayton has a rec center in just about every neighborhood. In addition to classes, banquet rooms, there should be a gym, tutoring, job preparedness, tax services, youth dances, cooking classes, Zumba, the possibilities are endless.....I'm committing myself as a volunteer right now!

There already is community youth center on Detroit St. called "The Cleft" started by the AHOP church on Monroe St. At one time it was turned over to the city but I haven't heard anything since then. You may call want to AHOP @937-372-1600 for further info.

I think it should be styled after the community rec center found in Kettering with basketball courts, racquetball courts, swimming pools and even an ice skating rink. At one time the Xenia and Fairborn YMCA's (as part of the Greater Dayton YMCA group)were talking about combining into one large center in order to fill this need, but I haven't heard of any progress in this area. I think that the city of Xenia should have one to make this a true community center.

Idea Summary: From 11/16/11 workshop: Link universities with employers

Idea Details: Work collaboratively with area colleges and universities to link higher education programs with employers and use such programs to attract new business.

Category: Jobs and Economy

[Idea ID](#) [Up](#) [Down](#) [Net](#)

Net Votes: 15 1 **14**

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Down	1	1			
Up	15	7	2	5	1

Comments

Most college kids aren't terribly useful to businesses. However, if they changed the law to allow professors to have shared ownership of intellectual property then they would have more freedom and agility to license the patents to local companies and thus create jobs. The University would then be able to cash out their ownership interest at their leisure.

Recent research indicates that for a number of professions what business want is NOT primarily a student who is specialized in a particular field, but students who can communicate clearly, think critically, and constructively solve problems. This is what the businesses themselves say they want.



Idea Summary: From 11/16/11 workshop: Enhance business attraction efforts

Idea Details: Enhance business attraction efforts through increase use of targeted incentives reduce regulatory roadblocks and find grants to attract the type of companies we want.

Category: Jobs and Economy

Idea ID Up Wn Net

Net Votes: 13 1 12

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Down	1				1
Up	13	8	1	4	

Comments

Not specific enough to be useful. What are the types of businesses we want? What is Xenia's identity? A bedroom community for the jobs in Beavercreek? Light manufacturing hub? Retirement community for the elderly? All are decent ideas, but right now, Xenia does not have a true identity.

I agree, we don't know what we want to be. I think we need to pair our low housing prices though with the bedroom community idea. We need to be purposeful about who we are trying to attract, however, and then target our efforts towards that goal (a more connected neighborhood feel with bike paths similar to yellow springs that allow you to get anywhere within the city without just passing through it would be a useful thing to have in a bedroom community, for example.)

Idea Summary: From 11/16/11 workshop: Improved property maintenance

Idea Details: Improved property maintenance and no abandoned housing.

Category: Housing/Neighborhoods

Idea ID Up Wn Net

Net Votes: 12 2 10

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Down	2		1		1
Up	12	8		4	

Comments

We can all agree that it would be nice, but there really isn't anything actionable from this. It's an affect of having a thriving community, not really something you can do.



I saw some old buildings that looked like they were once living quarters at the Old Childrens' Home. It would be nice if those buildings could be fixed up and brought up to code. Then maybe they could be turned into apartments or office space.

Idea Summary: From 11/16/11 workshop: Safer downtown bike paths

Idea Details: Safer downtown bike paths

Category: Transportation/Infrastructure

Idea ID Up Down Net

Net Votes: 12 2 10

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Down	2	1			1
Up	12	9	1	2	

Comments

Don't understand what you mean by "safer" bike paths? Are the present bike paths through town not safe? Are people on bikes causing accidents or getting hit by cars????

I find riding the bike path through the downtown area like playing the video game, "Frogger". Perhaps adding some middle of the street signs, like they have in Yellow Springs, informing drivers of cars that pedestrians and bicycles have the absolute right away.

Jil14: I think Mr. Sanders did a good job of clarifying what workshop participants were saying - basically that bike path users in the downtown area must cross wide streets. Some also mentioned the fact that cyclists on Detroit Street must either share the road with automobiles or share the sidewalk with pedestrians.

Forgot to mention - for more information/context you can access the minutes from the 11/16 workshop at <http://www.ci.xenia.oh.us/x-plan/meetings.html> (under Past Meeting Information).

May not have the street space, but dedicated bike lanes would help as well. Xenia should be the city friendliest to bicycles since we have the bike trains converging here.

At one time Xenia took parking out to make bike lanes and folks complained that there was not enough parking so the city took it out and put the bike lane on the side walk. Business Owners complained about that and said they felt someone was going to get hurt so the city took it out. City needs to put signs up through town that bikes does have the right away.



Idea Summary: From 11/16/11 workshop: Incentivize redevelopment

Idea Details: Incentives for successful redevelopment of unoccupied/vacant properties.

Category: Land Use and (Re)Development

Idea ID: 10 Up: 0 Down: 0 Net: 10

Net Votes: 10 0 10

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Up	10	7	1	2	

Comments

What would the incentives be? Tax breaks? Please be more specific.

Yes, please do be more specific. We also need tax breaks for new businesses to come here, and they need to be real, permanent, and enticing ones, not 1% rebates or silly things like that.

The workshop participants didn't identify specific measures; I believe the thrust of the idea was to make it easier to redevelop vacant properties. Examples of incentives used by cities include tax abatements, grants/loans, regulatory incentives, public acquisition/sale of the property, etc. For more information/context you can access the workshop minutes from the workshop at <http://www.ci.xenia.oh.us/x-plan/meetings.html> (under Past Meeting Information).

60 minutes just had a report on Cleveland. They are demolishing several thousand vacant structures. (I've seen this reported in other areas as well). This recovers green space, in some cases extends the lot of a neighbor, and removes blighted structures.



Idea Summary: Create a NO KILL Community (No Kill Animal Shelter)

Idea Details: Let's work to make Greene Co. a NO KILL Community (No Kill Animal Shelters--- instead of our high kill county pound!) Albert Einstein said "We can not solve problems by using the same kind of thinking we used when we created them." And how true his words ring! Killing healthy animals is NEVER an option. There are MANY open-intake shelters around the country that have become true no-kill shelters and communities- and they have been and continue to be incredibly successful. Take, for example (and again, note that they are all open intake shelters-- they are No-kill and it works! Proof!) Chicago's PAWS shelter (<http://www.pawschicago.org/>); and Nevada's Humane Society (http://www.nevadahumanesociety.org/who_about.htm) ...these are just to name a few. These shelters and other true no-kill shelters follow the No Kill Equation (<http://www.nokilladvocacycenter.org/shelter-reform/no-kill-equation/>) and they are proof that it works (<http://www.nokilladvocacycenter.org/shelter-reform/>). To achieve no-kill shelters/communities may not be easy, but it is attainable. Those who believe killing is "acceptable" have not educated themselves and are not willing to work hard and apply creative thinking to achieve this important goal. No-kill is 100% attainable. In the eyes of the compassionate, hard-working, dedicated, knowledgeable/educated and creative individuals- we all know this is the only humane option. Xenia tax payer \$\$\$'s are paying to kill an unbelievable amount of healthy cats and dogs-- right here in Xenia at the county pound, every year. Every day cats and dogs are killed for no reason- other than "that is the way it has always been done." Tax payer \$\$ can be used instead (and so much \$\$ can be saved!!!) if we implement a No Kill policy instead of a high-kill policy. Our county pound refuses to work with volunteer foster homes, they will not allow animals to go to reputable 501c3 rescue groups (they would rather kill the animals!?) and they do not hold adoption events-- instead they take our tax payer \$ and kill, kill, kill. Let's make a change that's better for ALL of us-- for the animals and for the humans. Save tax payer \$ and save the lives of happy, healthy animals by implementing a No Kill policy. It can be done with the right support!

Category: Parks/Community Facilities

Idea ID Up Wn Net

Net Votes: 10 0 10

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Up	10	5		3	2

Comments

The focus should be to allow the Greene County commissioners to allow the existing pound to do what they need to treat and adopt out these animals. There are already lots of good ideas out there on how to do this, but the shelter cannot move forward without the commissioners approval.



Foster homes paying a "pull fee" would only add money to their operating budget. As a taxpayer, I am outraged that my tax dollars are paying them to needlessly euthanize when there are people that are willing to rescue and adopt those animals.

Idea Summary: Build an extension of Wright State University in Xenia.

Idea Details: Either build a new building or use an old building to house an extension of Wright State University. Classes could be held there for those attending WSU. It would be most helpful for those adults who need to go to night classes after work. Perhaps the teachers could get students involved in doing internships in local businesses in Xenia?

Category: Jobs and Economy

Idea ID: 10 | Up: 1 | Net: 9

Net Votes: 10 | 1 | 9

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Down	1	1			
Up	10	6	1	3	

Comments

This is an awesome ideal. There are a lot of empty stores in the West Park shopping Plaza that I am sure could be used for this. There is plenty of parking already available...

I know this would be very helpful for my co-workers. Some of them are working towards a 4 year degree in Early Childhood Education. They would not have to drive all the way to Fairborn to take classes. I might consider taking some college courses pertaining to my work (Early Childhood Education) if classes are offered in Xenia.

Wright State is too close for this to be practical. A much better choice would be Sinclair once we see how their Warren County site works out. They already hold classes all over Greene County, they just need a permanent site. They would build their own and do it right, not reuse in a shopping center.

Another idea would be Clark state.

I do not think that WSU is too close to be practical- but I think that in general we should become a college community- we already have the Greene County Career Center, Clark State and Wilberforce. What can we do to make our community welcoming to other universities? We need great apartments for the kids that want to come and need places to stay. We need tax breaks for the universities to build here. I think we should consider Clark, Sinclair, and WSU, perhaps even Cincinnati State. Clark does have 2 branches in B'creek though so they may be less willing to come.

I attended Sinclair and would have loved being able to take classes here in Xenia.

Some retirees might be very interested as it is not convenient to reach the other areas mentioned above.



Idea Summary: Make Xenia more bike friendly

Idea Details: Xenia needs to capitalize on its unique bike heritage and facilities. How about small bike racks (holding 2-4 bikes) between downtown businesses to encourage more biking by residents? How about specials for bicyclists? A bike rally (with featured downtown activities and centralized parking) for bicyclists on First Fridays? We have a chance to stand out!

Category: Transportation/Infrastructure

Idea ID: 10 | Up: 9 | Down: 0 | Net: 9

Net Votes: 9 0 9

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Up	9	5	1	3	

Comments

It would also be great if there were a safer way for those who live South of 35 to ride a bike to downtown Xenia, and get to the bike paths without risking injury going over the Lower Bellbrook bridge across 35 that has no room on either side to safely cross on a bike or walking.

Idea Summary: From 11/16/11 workshop: Walkable, mixed-use neighborhoods

Idea Details: Every neighborhood is walkable and has mixed use amenities for resident conveniences.

Category: Housing/Neighborhoods

Idea ID: 11 | Up: 8 | Down: 0 | Net: 8

Net Votes: 8 0 8

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Up	8	7		1	

Comments

What do you mean by "walkable"? Sidewalks? What "amenities" are you talking about? Please be more specific. Thank you.

Based on my understanding of the workshop comments - "Walkable" could mean any features that make a neighborhood safe/comfortable for walking - it could mean sidewalks, walkways connecting to sidewalks, street design features that slow traffic, different uses placed within walking distance of one another, etc. "Amenities" could mean parks/recreation or neighborhood retail. Feel free to add your own interpretation in these comments or create a new idea.



I live over in the New Arrowhead (Colorado/Wyoming area) and I see kids/adults walking along the road on Upper Bellbrook/2nd St pushing bikes, strollers etc going to Walmart. This is a safety hazard to say the least and it would be nice if there was a walkway/sidewalk for them to walk along. The bridge there could be redesigned or have a walkway added to it for pedestrians to walk cross and then continue the walkway down to Progress drive where there is already a sidewalk there. This wouldn't have to be built both ways, just one way and then have a cross walk put in at the intersection of Colorado and Upper Bellbrook....

I think walkability is one of the most important strategic goals for the future. Encouraging walking promotes health and happiness (research shows this).

Idea Summary: From 11/16/11 workshop: Rebuild/expand YMCA

Idea Details: Rebuild and expand YMCA into a larger community center.

Category: Parks/Community Facilities

Idea ID: 10 Up: 3 Net: 7

Net Votes: 10 3 7

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Down	3	2			1
Up	10	5	1	4	

Comments

If it isn't rebuilt or expanded, then it should be updated.

The YMCA is a private organization and therefore the city has nothing to do with it. As a matter of fact though a couple of years ago both Fairborn and Xenia YMCA's merged with the Greater Dayton YMCA group and one of the discussions on the board is to merge the two and create one large YMCA half way in between.



Idea Summary: Rt 35 Walmart traffic

Idea Details: How about fixing another exit/entrance into Walmart from 35. There have been so many accidents or close calls that I have seen. They obviously didn't think of all the traffic that comes into the area when they built the Super Walmart. I would seek money from them or at least ask them to donate some to fix the traffic problems in that area

Category: Transportation/Infrastructure

Idea ID: 16 Up: 9 Net: 7

Net Votes: 9 2 7

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Down	2	1			1
Up	9	5	1	3	

Comments

I find it frustrating that I can not enter the Wal-mart exit street from the side of Rt. 35 going into Xenia. I have to turn at Progress Road and then turn again to get to Wal-Mart. But it seems that if you are going on Rt. 35 towards Dayton, then you can use that Wal-mart exit street. It just does not make sense to me.

They obviously did not think this thru when they went and built Walmart in that area and then they went and built the other buildings/restaurants in that area. I try and stay away from that area as much as possible.

I don't care too much if there's an entrance, but I agree, I've had a lot of close calls from the people pulling out onto 35

That entrance at Rt. 35 needs to be closed permanently. It is a surprise the state allowed that intersection so close to the 35 bypass exit ramp. Very poor design.



Idea Summary: From 11/16/11 workshop: Attract WPAFB-related high-tech firms

Idea Details: Attract high-tech firms associated with Wright Patterson Air Force Base and utilize the Wright Patterson – OSU fiber optic trunk line to help attract firms to Xenia.

Category: Jobs and Economy

Idea ID: 10 Up: 9 Net: 6

Net Votes: 9 3 6

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Down	3	2		1	
Up	9	5		3	1

Comments

Pretend I am an executive at SAIC. I need 50,000sf of class A office space with highway visibility. Where in Xenia can I find that? Right now, we have no product out there competing on the market. Forget Innovation Way, there is only one spot that has a chance to be viable: at Route 35 by the Airport. Get a JEDD ready with proper zoning and full utilities, and in a few years, it will be there.

I don't like the idea of building anything on that land. It would be nice to keep some of Xenia as countryside. I believe all that land belongs to farmers who still live there. I would hate to see the farmers (who lived on that land for generations) kicked off their land for office buildings.

That would be the one place I wouldn't mind development. It's right by the highway. It's not good farmland anyway. There is plenty of sprawl into farmland that I hate including by New Germany-Trebein and the debacle at "Innovation Way". This spot is not one of them.

I think we are going in the wrong direction with this idea. Those companies aren't moving further from wright patt than WSU, however if we had some kind of flex housing program for officers or other base personnel, we could be a nice bedroom community if this is paired with a push to start emphasizing the positives of our school system, such as diversity and good teachers. I visited two houses recently of military families who had to leave suddenly, and the security of knowing their housing wouldn't be an issue I think would help shore up our property tax base.

I work for a contracting company and one of the key issues with where we are located is convenience for our clients at WPAFB. Xenia would just be too far for our clients to drive. HOWEVER there is also a new movement called "in sourcing" where companies in D.C. are building offices here for software development, etc. and hiring a lot of folks to work in Ohio because it is cheaper. By default I think these companies look where the businesses already are. These businesses do not necessarily need to be by Downtown or the WPAFB. These are compaines to target.

I agree, I think we should focus on making Xenia a nice bedroom community for those people who want to work on base, and attract families and individuals, not necessarily businesses.

For every \$1 on tax revenue from residential properties, it costs \$1.15-\$1.50 for the services that property receives. For commercial and industrial, the cost to provide city services is \$.35 to \$.65 per one dollar of tax revenue. <http://urbanext.illinois.edu/lcr/cost.cfm>



Idea Summary: From 11/16/11 workshop: Redesign/redevelop Xenia Towne Square

Idea Details: Redesign/redevelop Xenia Towne Square

Category: Land Use and (Re)Development

Idea ID: 10 Up: 7 Down: 2 Net: 5

Net Votes: 7 2 5

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Down	2			1	1
Up	7	5	1	1	

Comments

Redesign it into what? This is a non-starter.

Tear it down, reopen the streets that were closed for the building and rebuild into more user friendly areas.

It has a high occupancy so there's no need to tear it down. I would sell it off so the City can get out of the landlord business.

I'm not sure what sort of limitations are present here, but a start would be to reclaim some of the parking (never even close to fully occupied) for green space/parks.

There should be a grocery store. It is right in the area of three complexes with predominately senior citizens and those who have physical handicaps. It is an excellent location for those people who have no other transportation. It was sad to see Fulmer's close as that provided groceries for those living locally.



Idea Summary: ford theater

Idea Details: Not sure of the status of the theater where they held blue jacket, but if regional or smaller national acts (bands) could play there the city could help promote it (like the fraze). This would give local businesses a chance to advertise as a place to go before or after the show or even sponser an act.

Category: Parks/Community Facilities

Idea ID: 16 Up: 6 wn: 1 Net: 5

Net Votes: 6 1 5

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Down	1	1			
Up	6	2	1	3	

Comments

This entire area was once a beautiful park-like setting and for many years it provided a wonderful opportunity for the Xenia area as well as the county. It is now lying in ruins and still the same small group of people are "managing" it. It needs to be transferred back to the Greene County Commissioners and a search begun for grant money to restore the park and begin to use it for different venues. There could be outdoor stage plays, music productions, historical programs, etc. For each day, month and year that goes by with "promises" from the group currently holding this area "hostage," the park becomes more overgrown. It is obviously going to take a lot of work but Greene County Parks and Trails has a lot of dedicated volunteers (myself included) that would work to bring back Caesar's Ford to it's former self.



Idea Summary: Bicycle Clubs

Idea Details: Since Xenia wants to become the "Bicycle Capital of the World", then we need to attract people interested in bicycle activities. We need a bicycle club in town that holds various bicycle rides around the Xenia area. The club could also hold an annual race through Xenia and do historical bicycle tours of Xenia. The bicycle club could also sponsor special bicycle rides to support local charities in Xenia. The bicycle club and its events will be placed on various bicycle websites. People from other parts of the country or the world will learn about the various bicycle activities on these websites. It might attract people to Xenia.

Category: Parks/Community Facilities

Idea ID: 16 Up: 5 Net: 4

Net Votes: 5 1 4

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Down	1	1			
Up	5	3	1	1	

Comments

Xenia has a cycling club that recently formed. They have an info page on facebook: <http://www.facebook.com/groups/XeniaTC2/Xenia Trails Cycling Club>

Did not know that. Thanks for the info.

We already have what you have suggested.

I agree with Jill14, the Xenia needs a "robust" bicycle club, managed by a dedicated person to plan events, and help with the growth of the membership. Perhaps, some funding by the city and help with communications/event planning. The XTC2 group is in its infancy, just allows people to designate a ride, and it not adequate for our City to claim as "done".

Hey Kurt. Join the club that we have and help make it so.



Idea Summary: Traffic light timing

Idea Details: Traveling along Main Street in Xenia can easily be accomplished and the traffic lights and their timing are fine. Traveling across the city (for example: from Arrowhead to the high school or hospital) is terrible. The traffic lights are not timed well. One can get into Dayton in the same amount of time it takes to get across town in Xenia. The traffic pattern was reviewed at one point..could we do this again?

Category: Transportation/Infrastructure

Idea ID Up Down Net

Net Votes: 4 0 4

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Up	4	2		2	

Comments

The traffic timing has been messed up since the lights were replaced. Try going across town from west second, left onto church and continue to 68. Some times I cut through parking lots to get across town. Seems faster and at least I'm always moving.

Idea Summary: From 11/16/11 workshop: Rehab downtown, reclaim parking lots

Idea Details: Redevelop and rehabilitate downtown. Reclaim large parking lots for mixed use redevelopment.

Category: Land Use and (Re)Development

Idea ID Up Down Net

Net Votes: 4 1 3

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Down	1	1			
Up	4	4			

Comments

Move all county employee parking to the outlying areas so downtown parking is given back to shoppers. Yes to this, but it must be linked with initiatives to continue to make the whole of downtown even more walkable and friendly to bicyclists.



Idea Summary: From 11/16/11 workshop: Schools up-to-date

Idea Details: Keep Xenia Schools up to date.

Category: Parks/Community Facilities

Idea ID: 1e Up: 4 Net:

Net Votes: 4 2 2

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Down	2	1		1	
Up	4	4			

Comments

Would this mean asking the people of Xenia to pay more in taxes?

I think this is poor wording... We need to emphasize our positives like diversity and good teachers, doing more with less. I will say that we need to value education more, however, as that's the biggest reason our tax base is shrinking as fewer and fewer people see Xenia schools as on par with any of the local districts aside from Fairborn, which people are also trying to get out of.

Need to know what is meant by "up to date". This means different things to different people.

For clarification: The original comment from the workshop was "up to date and modern" so I believe they were referring to the school facilities themselves. For more information/context you can access the minutes from the workshop at <http://www.ci.xenia.oh.us/x-plan/meetings.html> (under Past Meeting Information).



Idea Summary: Bring Blue Jacket to Xenia

Idea Details: Find an area of land that is undeveloped in Xenia and buy it to hold the show: "Blue Jacket". The show could bring lots of people from other areas of Ohio and the U.S.A. to Xenia. People will then spend money in Xenia while they are here for the show. Perhaps local hotels could give discounts for those who come to town to see "Blue Jacket".

Category: Land Use and (Re)Development

Idea ID: 1e Up: 4 Net: 1

Net Votes: 4 3 1

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Down	3	3			
Up	4	2		2	

Comments

One of the reasons for closing this show is that the Blue Jacket story was not true. They were unable to substantiate the story as fact. Caesars Ford Theater is being rebuilt to hopefully have various performances.

Thought it closed down because lack of funds. I really enjoyed that show--rather or not it was a true story. I would go to see it if it was held again. I really miss that show! It was a good place for my family to take out of town guests to.

I worked closely with Blue Jacket as a volunteer for many years. Lack of funding was the reason for the closing. The story was not factual but that was not the reason it closed. And as for the group of people "rebuilding the theater" - what they are doing is nothing. Go out to the site. It is so sad to see it in total disrepair. There is nothing being done there. Transfer the entire plot of land to the Greene County Commissioners, allow grant dollars to be sought and use the theater for different venues. The group that controls the land now is only holding it hostage and each day that goes by the site continues to decline.



Idea Summary: Neighbourhood local facilities

Idea Details: Each neighbourhood (housing estate) to have it's own shops, elementary school and recreational facilities.

Category: Housing/Neighborhoods

Idea ID: 10 Up: 4 Net: 1

Net Votes: 4 3 1

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Down	3	1		2	
Up	4	4			

Comments

Not sure this is really practical, but I like the idea. What does it look like in a place like sterling green, however?

Idea Summary: Flex housing for wpafb members

Idea Details: In visiting houses for sale in Xenia, I realized quickly that many of the nicer homes were for military families who had to move and were being forced to sell undervalued homes. If we had some sort of guaranteed pricing on homes or special loan structures with the possibility for servicemen to buy their homes, we could make Xenia really stand out and turn it into a bedroom community for the base. I think there would be a lot of interest in this based on conversations I've had with military families, because he uncertainty is something that can be very stressful. Not sure exactly what it looks like, but it would need to provide them with quality homes with a level of freedom and certainty.

Category: Housing/Neighborhoods

Idea ID: 10 Up: 3 Net: -1

Net Votes: 3 4 -1

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Down	4	3		1	
Up	3	2		1	

Comments

Just FYI...there is a federal program for this called military assist. The program covers money that the family would loose when having to move suddenly. I think before Xenia invests in this they should research the federal programs available.



We don't want a "bedroom community". They tend to produce communities that have no social interest in the place they live and lead to neglected areas with no life.

I would disagree. Maybe we have different conceptions of bedroom community, but I see it as a place that has no major industrial pulls and is unlikely to have those, but as a place where people want to come and live because the places immediately around where they work do not have the same level of community factors that they'd like to see in their schools or community life. I am thinking of Yellow Springs, where many people who work outside of the community enjoy life in YS and choose to live there because of (not in spite of) the services provided by the city and the close community atmosphere they have there. So regardless of what term we use, that's a model I think we could shoot for.

Idea Summary: From 11/16/11 workshop: Improved wi-fi

Idea Details: Improved Wi-Fi infrastructure for communication and entertainment

Category: Transportation/Infrastructure

Idea ID: 1e Up: 3 wn: 5 Net: -2

Net Votes: 3 5 -2

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Down	5	3		1	1
Up	3	3			

Comments

If we want to be a bedroom community, this is what makes people want to "spend the night here." I think this would be a great investment.

Free wifi, Dayton has it and some other communities also....

Idea Summary: From 11/16/11 workshop: More higher-end housing

Idea Details: Increased supply of larger, higher end, single-family housing.

Category: Housing/Neighborhoods

Idea ID: 2e Up: 2 wn: 6 Net: -4

Net Votes: 2 6 -4

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Down	6	4		1	1
Up	2	1		1	

Comments



Supply will come with demand. This is totally up to the private sector. Although, I think Xenia should at least project what areas around it or within it are suitable for growth or re-development.

I would like to see higher-end housing but there needs to be something to draw it to Xenia. Right now, there is little that would attract people to the area. There are no activities for children or young adults - no movie theater, bowling, skating, swimming, youth center, an antiquated YMCA - people that want to live in high end housing also want to have activities and services locally.

Idea Summary: Build a baseball stadium and start a minor league baseball team

Idea Details: Funds could be raised to build a baseball stadium in Xenia. Then get a minor league baseball team started that could play against other minor league teams. This might draw people to Xenia--especially if we have a good baseball team. Local businesses could also get involved by selling stuff at the stadium.

Category: Parks/Community Facilities

Idea ID: 48 Up: 4 Down: 8 Net: -4

Net Votes: 4 8 -4

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Down	8	4		3	1
Up	4	3		1	

Comments

This is an excellent thought, however, much of it is already in place at the AIA sports complex. The stadium is already constructed, the field is top-notch, and the teams that play are very good. While the AIA team is not professional, the players are the best of some US universities. Their competition is likewise very good--from Michigan, Columbus, Cincinnati, etc. Most visiting teams have their supporters, but there are few to root for our Xenia team. Other baseball is also played there when the AIA team is traveling, so there is baseball available almost every night during the summer. The city of Xenia needs to support and publicize this opportunity. Quality baseball--and the price is right. There is no charge. This is one of Xenia's best-kept secrets.



Idea Summary: From 11/16/11 workshop: New 68 bypass

Idea Details: Build a US 68 north/south bypass.

Category: Transportation/Infrastructure

Idea ID Up Down Net

Net Votes: 3 8 -5

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Down	8	6		1	1
Up	3	3			

Comments

A full bypass would be too expensive. Spend that money on Rt 35 traffic light removal. I like the idea of routing main traffic flows around downtown similar to Fairborn. That will allow for diagonal parking and safer streets for pedestrians.

Rt 35 traffic light removal is already being done in 5 years time.

I guess I'm confused, why are we trying to make it easier for people to bypass our city? I think that is why Fairborn is dead downtown!

Yes, we want people IN downtown, not to go around it.

Idea Summary: Highway to Beavercreek

Idea Details: We have two four-lane highways coming from nowhere (Washington Court House) going to nowhere (Waynesville). Yet, there is no good way to get to the largest employer in the State nor the second largest regional shopping center in the area. We need a highway that takes the path of 235 and makes a left turn to connect with New Germany-Trebein (which also needs to be expanded to four lanes)

Category: Transportation/Infrastructure

Idea ID Up Down Net

Net Votes: 2 7 -5

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Down	7	6		1	
Up	2	1			1

Comments



35 Is not a road to nowhere. Yes there isint much locally but it is a major regional route into the Appalachians and points east and south of there.

I think one reason Xenia has a hard time supporting shops is that the malls are so close. Let's not make it even easier to get to them.

Idea Summary: Restaurants

Idea Details: Bring different fast food restaurants to Xenia. Not everyone can afford Sonics. How about trying to get a Hardee's. There is a lot of land that is available around the Walmart area down from AT&T that I am sure that could be used for that.

Category: Land Use and (Re)Development

Idea ID: 1e Up: 1w: Net:

Net Votes: 1 7 -6

Voting Details

Vote	Total	Live here	Work here	Live and work here	Don't live/work here
Down	7	5	1	1	
Up	1	1			

Comments

I think we presently have too many fast-food restaurants in Xenia.

I agree with Jil14. We need better quality rather than more junk food suppliers.

Not everyone can afford to eat at Applebee's or Bob Evans and they have to choose the lower priced restaurant. It's not by choice.

There are already too many fast-food restaurants in Xenia! We need a quality restaurant for those special evenings out. I believe if the atmosphere, the service and the food was top-notch, people would come and support it.