



Zoning & Planning Commission  
June 25, 2012

Call to Order:

Chair Pete Fontana called the meeting to order at 7:19 p.m.

Roll Call

Present: Chair Pete Fontana, Mayor Gene Sulzener, Rick Stallard, Kieran O'Rourke, Dennis Gordon.

Approval of Minutes

Mayor Sulzener made a motion to approve the Work Session Minutes of April 30, 2012. Chair Fontana seconded the motion. There were four Aye votes and Kieran O'Rourke abstained. The minutes were approved as written.

Mayor Sulzener asked that a typo for the word identified be corrected on the last page of the May 29, 2012, Minutes. Kieran O'Rourke made a motion to approve the Minutes of May 29, 2012, and Dennis Gordon seconded the motion. There were four Aye votes and Chair Fontana abstained. The minutes were approved with the correction.

Zoning Inspectors Report:

Kevin Bittaker has the request for a Conditional Use Permit for C.C. Supply.

Economic Growth Report:

Rick Stallard reported he went on the tour with Stan Sheetz and felt it was very informative and covered different areas of the Village. Chair Fontana thanked Mr. Stallard for his efforts on the Grants.

New Business:

There was a discussion about the C.C. Supply request for the Conditional Use Permit. Rick Stallard made the motion to accept the request from C.C. Supply with the following conditions: They must acquire the Fire Department's approval of not having an opening in the fence. The concerns are for emergency services. The second condition is not to have the drainage affected by the excavation. The third condition is to have the documentation that 4-B Wood will have the shared driveway access during construction. Kieran O'Rourke seconded the motion. Aye votes all. The motion is passed with the conditions listed.

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New Business (con't):

There was a discussion about Property Identification to require all businesses and residents to display their addresses for emergency services. The Mayor pointed out the Building Code is used to enforce the code in other communities. Alicia Hathcock informed the Commission they can regulate it by adding it to the Zoning Code, Article 4.

Chair Fontana made a motion to make a recommendation to Council to amend Article 4, 4.15 to have all addresses properly identified. Mr. O'Rourke seconded the motion. Aye votes all.

Chair Fontana requested input from the Commission on the letter submitted by Stan Scheetz. Mr. O'Rourke would like to see the easier jobs handled first. Mr. Gordon would like to see the sidewalks installed or repaired. Mrs. Schwartz reported that the sidewalks are being aggressively pursued by the Streets Department. The Mayor would like to focus on the formatting of the historic district. This lead to a discussion about reviewing sections 608.06 and 608.05 and make a distinction between new and restoration and identify the area. A work session will be scheduled.

The Ad Hoc Committee is still on hold while trying to schedule a meeting during the summer.

Mr. Lesiak's office will be asked to help with changing 608. C and 611.A text defining the Historic area making it more marketable to more prospective investors.

There was a discussion on the 5.8 acres on High Street. This area is zoned residential and could not be developed due to sanitary issues. The property could be rezoned to allow Sr. Citizen housing. Mr. O'Rourke likes the idea of rezoning and keeping the residents in Seville. This will be discussed at the work session that will be scheduled on July 23rd with the regular Zoning meeting.

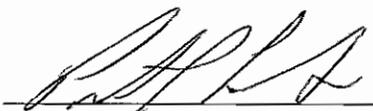
Old & Pending Business:

Rick Stallard will be meeting with Mayor Hanwell on using the Building Inspector from Medina. It was discussed The Commission can make changes to the National Maintenance Code. This will be a complaint based use of the Building Inspector. There was a discussion on how to keep this from becoming a tool for feuding neighbors.

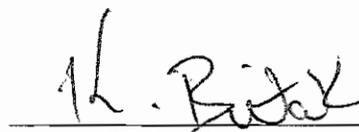
Privilege of the Floor:

Barbara Schwartz asked that the Commission consider legislation for Pods that are used for long term storage. There was a discussion of the the different uses and reasons why a resident would have one for long periods of time. This will also be discussed at the July work session.

Motion to adjourn by Rick Stallard and seconded by Kieran O'Rourke. All were in favor. The Meeting adjourned at 8:33 p.m.



Peter Fontana  
Chairman



Kevin Bittaker  
Zoning Inspector