



ZONING & PLANNING COMMITTEE

REGULAR MEETING MINUTES

Location: 120 Royal Crest Drive, Seville, OH 44273

Date: 7/22/2024

The meeting began at 7:00 p.m.

Present: Matt Sturgeon (Chair) Mayor Carter (Member), Rick Stallard (Member), Kevin Nehrenz (Member), Kris Immel (Village Solicitor Representative), Barry Frey (Zoning Inspector), and Jennifer Gray (Recorder)

Absent: Dave Gilson (Member)

Mayor Carter made a motion to approve the minutes from 6/24/24 as written. The motion was seconded and carried. The minutes are approved as written.

Amendments of the Agenda: Mr. Stallard made a motion to add Landscaping at Dollar General to New Business. The motion was seconded and carried. Mr. Stalled made a motion to add Premier RV to New Business. It was seconded and carried.

Privilege of the floor: None

Zoning Inspector's Report:

Mr. Frey reported he received and approved 17 permits in the last month. Mr. Frey passed out information regarding a new business that wants to come to Seville, 18 West. They would like to open an event space on 18 W. Main Street and need to get the Village of Seville's approval for a TRES permit. Mr. Kimmel stated this is not a Zoning issue and should be handled through Government Committee and then Council would have the final decision to approve this. It will be added to the Government Agenda.

Economic Development Report: No report for this month. Mr. Stallard commented The TRES permit for 18 West is through Economic Development and he feels this would be good thing for downtown Seville and he recommends it.

New Business:

- Dollar General Landscaping: Mr. Sturgeon stated in section 1008 A of our zoning ordinance, it states that landscaping shall be maintained. Without looking at the original landscaping plan for Dollar General, we assume it was not meant to be obstructing their own sign or to have dead bushes. Mr. Frey will get in contact with them to let them know they are in violation.
- Premier RV – Mr. Stallard stated when they first came here their plans were to have a fence and to park all the vehicles in the back and just use the front for customers. There are RVs parked all around the building and the fence has not been put up. Mr. Frey did talk to the owner about the fence. He will follow up with the owner about the fence and the parking.

Pending/Completed Legislation:

ORDINANCE NO. 2024-39

AN ORDINANCE OF THE VILLAGE OF SEVILLE, MEDINA COUNTY, OHIO AMENDING THE SEVILLE VILLAGE ZONING CODE AND ZONING MAP.

2nd reading is complete. The Public Hearing is August 5 at 7:00 pm. Mr. Sturgeon received a final draft Friday. The markups are on it so it is clear to see what changes are being made. The Public Hearing is August 5th The Committee agreed we could post it on website.

RESOLUTION NO. 2024-12

A RESOLUTION ESTABLISHING A TEMPORARY MORATORIUM ON THE ACCEPTANCE AND PROCESSING OF APPLICATIONS FOR ZONING PERMIT APPROVALS AND LICENSING OF CULTIVATORS OF, PROCESSORS OF AND RETAIL DISPENSARIES OF MARIJUANA FOR THE PURPOSE OF RECREATIONAL USE AND THE ISSUANCE OF SUCH APPROVALS, AND DECLARING AN EMERGENCY.

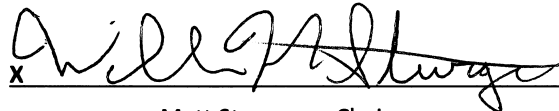
Passed by Emergency Language 07/15/24

Old Business:

- Zoning Code Book Update – discussed during Legislation

Privilege of the floor: None

Mayor Carter made a motion to adjourn, the motion was seconded and carried. The meeting adjourned at 7:22 p.m.

A handwritten signature in black ink, appearing to read "Matt Sturgeon", is written over a horizontal line. The signature is cursive and somewhat stylized.

Matt Sturgeon, Chair