

Planning Minutes

June 11, 2019

Meeting called to order at 6:30 by chair John Clark

Members present: John Clark, Scott Weaver, Wes Hawkins, Mayor Clark and John Trew V.A.

Others present: Matt Herchick, Michele Stuck, Paula and Tom Tubalkain

Motion to excuse Bob Gaglione by Scott second by Wes all yeas

Motion to accept the May minutes by Randy second by Wes all yeas

Citizens:

Tom Tubalkain presented a concern (see attached) It was regarding to the Property at Prospect and Main (owner James Mocny). The basement level is to be rented out to a dance studio. A year ago Tiffany Olson tried to rent the space, but due to several safety concerns the Building department was called. John Trew to contact Randy Roberts from PCBD.

Paula Tubalkain brought up 10869 Maple (correct address is 10689 Maple) regarding the condition of the property. Mayor Clark stated she is working on it with the company that will be handling the foreclosure. Also, that Chief Urso has sent out 10 day notices (one posted on the door the other sent certified mail to last known address) no response so we can hire some to mow and assess the property taxes in August. John Clark interjected that it's in May minutes, it's an Austin Barnes from Sandhu Law Group. The Mayor that Austin's company can order anything done because they don't own it yet. It was what about the Bank holding the mortgage. Mayor to check the Recorders office for the lender. It was asked what about having it torn down like the house on Orchard. Michele explained the procedure on that. And that we have to send letter every month until August.

Scott asked what we can do about other houses that are in worse condition. Like Tom Resler? John Trew said that he has not heard from any of the properties that he sent letters too. Michele said he has a court date. Michele is going to do some checking.

Paula brought up about the wall that is crumbling. (Frank Jaco) Headwaters Trail Holding. John T has sent them a letter and hasn't heard anything from them. Frank had said before he owned it that he was going to tear it down. Mayor said we had CT take a look at it and said that the road could be compromised if it was just torn down. That we should advised them that they need to contact CT or an Engineer. Paula was advised we are following the process. If they don't respond Michele will send letters.

Rental Inspection Review:

Mayor Clark introduced Matt Herchick from Professional Eye Home Inspections. Bob Ress had given the Mayor his contact #. Matt agreed to review what we have done so far and make recommendations. Matt went over the draft legislation item by item and made suggestions on sections 1307.03 B,D,F, G 1 & 2 I, J, M, N. and He made other suggestions and we talked about how to come up with a fee schedule. That was discussed. We thanks Matt for coming and for putting light on different areas besides the renter but also the property owner.

After Matt left we went over each section of his recommendations. We made several changes and Michele will update it for review again. Wes said we have come a long way from when we first started this process from the first draft well over a year ago. Scott said we want to do what's rights for the renters and property owners and make sure the units are safe but not cost the owner a lot. Mayor said we need to work on the how and what of coming up with a fee.

Scott asked the Mayor if we can have Tom Brett from Windham come next month. Mayor said we would have to reschedule our meeting as Tom's planning meeting is the same time as ours. Mayor to send an email to see if he can come on July 18th at 6:30.

Wes reminded the Mayor that Ashley won't be at Parks and Shade Tree next week as they will be on vacation. Mayor said she won't be there either as she has been asked to speak at the Cuyahoga River Burning Ceremony at 6:30. Scott said to check with Marty to see if he wants to cancel.

Wes brought up what is going on with NAPA. John said he sent a letter and has not heard back. The Mayor remember they only have a temp occupancy permit from the Building Dept. Scott said he has had enough time to get these things done. The sign, landscaping, fencing in so you don't see all the junk. He's doing all the things that we addressed with him that we didn't want to see happen. We don't want to close him down. Wes said we did more for him than any other business and he still brought all the business in when he complained. The Mayor said he also has another business there that never got a sign permit and they have brought in a third business and have brought that to us yet. Wes asked what we can do. Michele to send a letter regarding the violations. John also is going to contact the Building Department. Since Charles is not there anymore things may have changed.

Mayor updated on what's happen on Orchard. She spoke with Jennifer Brown and Jennifer has spoken with OPDT (Christina Wagner) the grant is still there. Christina was advised that John T. had gotten verbal commitments from the businesses. Because the Mayor had it in an email she accepted that. Jennifer said that she will come up with two options and then we will meet with the businesses and let them decided witch option they want to go with.

John C. ask the Mayor if she had time to read the OML's grant for bridges yet. Mayor said no. John T. said he had and that it was for decking. John T is check to see if we can stack grants to come up with the funding.

John asked if we could hold off on the maintenance code review until next month at its going on 9 p.m. everyone agreed.

John asked if there was anything else. Mayor said the email from Charles English. John Trew said he spoke with Charlie and that we have not received any zoning apps for it to go to the BZA. Everyone one agreed there is nothing we can do at this time.

Mayor made a motion to adjourn at 8:45 second by JC all yeas