

CITY OF CHARDON PLANNING COMMISSION

Meeting Minutes
September 21, 2020

Members Present:

Andrew Blackley, Chairman
Chris Grau
Lene Hill
Hannah Sekas

Mary Jo Stark, Vice-Chairman
Collin Wantz

Members Absent:

Dean Peska

Also Present:

Ben Chojnacki, Law Director
Laura Cooke
Rollin Cooke
Doug Courtney, City Engineer
Ann Dunning

Rebecca Repasky, Secretary
Steve Yaney, Community Development
Administrator

Mr. Blackley called the meeting to order at 6:30 p.m. The Pledge of Allegiance was said. Roll was called.

Mr. Blackley said everyone received copies of the August 17, 2020 meeting. The motion was made by Mr. Grau to approve the minutes. It was seconded by Mrs. Sekas. Mr. Wantz abstained. The vote carried 5-0.

Mr. Blackley reminded all that were present to identify themselves for purposes of the video meeting via Zoom. He swore in City Staff.

OTHER BUSINESS - none

NEW BUSINESS – none

OTHER BUSINESS

Mr. Yaney explained this informal discussion is for Rollin Cooke's preliminary concept plan drawings for an automobile dealership at 400 Water Street. There are no engineering plans at this time. The gas tanks will be removed; the lighting will be changed; the building will receive updates; it will be able to have 30 parking spaces for cars plus 3 spaces for guests; and create a park-like atmosphere.

Mr. Blackley commented the preliminary plans look good and the greenery with park bench is very nice. He asked if there will be brick on the existing building. Ms. Dunning said yes. Mr. Blackley asked what the purpose of the flag poles will be. Ms. Dunning said to have the American and State flags on them.

Mr. Blackley asked if there are any sign issues being on two sides of the building. Mr. Yaney said one sign will need a deviation because it does not fall within 10' from the set back. But both signs are within size limits.

Mr. Grau asked if soil samples will be needed with the removal of the gas tanks. Mr. Cooke said yes, the Ohio EPA will come out to do the testing. Mr. Blackley asked if there will need to be monitor wells on site. Mr. Cooke said he does not think so, unless the tests come back and say different.

Mrs. Stark asked about the landscaping requirements for the site. Mr. Yaney said it is a bit light. Ms. Dunning said they will follow suggestions for the site.

Mr. Wantz and Mr. Blackley commented the plans look really nice and thanked the architect for following Mr. Yaney's recommendations.

Mr. Yaney reminded the Commission there will be a special meeting on October 5, 2020 regarding the Redwood Apartments on 7th Avenue. Starbucks will not be on the agenda because they have more items to submit for review.

EXECUTIVE SESSION – none

Mr. Grau made a motion to adjourn the meeting at 6:49 p.m. It was seconded by Mrs. Stark.

Respectfully Submitted:

ANDREW BLACKLEY, CHAIRMAN

Rebecca Repasky, Secretary