

Garrettsville Planning Commission Minutes

October 4, 2007

The Planning Commission Meeting was called to order by Chairman Steve Hadzinsky, with, Jeff Kaiser, Jerry Kehoe, Don Harvey, Craig Moser (Mayor), Mark Manlove (Solicitor), and Jan Boehm (Zoning Inspector) present.

After the Pledge of Allegiance, Chairman Steve Hadzinsky requested a motion to approve the minutes of September 6, 2007; there was no discussion. The minutes were approved when Jeff Kaiser motioned Steve Hadzinsky seconded the motion.

Vote: Ayes – Unanimous

As requested by Chairman Steve Hadzinsky, the rescheduled November meeting of 10/25/07 was again scheduled on the original date of 11/1/07. The December rescheduled meeting of 11/29/07 date holds.

Mr. David Harrington was in attendance for a review of a re-plat of sub-lots 8 thru 12, eliminating lot 13 on Riverview Drive in The Reserves at Eagle Creek development. Per Mr. Harrington, the recent re-plat was due to engineer's error; after review and discussion of the submitted Mylar, Craig Moser motioned to approve the re-plat. Jeff Kaiser seconded the motion.

Vote: Ayes – Unanimous

Mr. Mike Bogo from Neighborhood Development Services was in attendance at the request of the Planning Commission and Mr. Manlove to discuss the status of the Community Block Grant funds possibly to be utilized by the village. Mr. Bogo stated there was approximately \$80,000. in the revolving loan fund which may be available as long as the use met with national objectives for low income renewal village wide, Village infrastructure, or blighted commercial areas. It was discussed; the Village may administer disbursement of the loan, set interest rate and policies. A committee would be established for this purpose.

Mr. Bogo would report the Village's plan to the state authorities for review.

Craig Moser suggested the Planning Commission be the Development Grant Committee to decide procedures and uses with recommendations from Council. Questions arose regarding interest bearing accounts; it was stated recapitalization would be nil; would be controlled by the county. Steve Hadzinsky questioned the feasibility of a permanent loan fund, or an economic development fund possibly to be established with the funds. Per discussion, the usage of the funds mentioned would be in agreement with State Economic Development.

Mr. Manlove suggested he be in communication with Mr. Bogo, as Mr. Bogo is to collect more information from the State.

Mr. Manlove was questioned on the status of Mr. Rob Warren's lack of site plan and Change in Use for the property located at 8454 Windham Street. Councilman Matson, from the audience, reiterated complaints brought to him regarding the condition of the property. Mr. Manlove was to send a certified letter regarding the lack of site plan and Change in Use for the property.

A discussion commenced regarding the proposal of Ordinance 2007-38 regarding the banning of all exterior furnaces throughout all districts in Garrettsville. Craig Moser moved to send Ordinance 2007-38 to Council for approval; Steve Hadzinsky seconded the motion.

Vote: Ayes – Unanimous

A discussion commenced with relation to the Community Block Grant funds discussed earlier, with regards to economic development for small business loans as a goal for more business employees within the Village. A grant vs. a loan was discussed to last longer and a form of interest may be charged.

At this time Don Harvey commented the Village's industrial space is or may become depleted soon; talks to establish a joint economic agreement with Freedom Township would be in order. Councilman Matson stated the major problem is Garrettsville's sewer capacity, as well as discussions of money dispersal must be discussed with any agreement. Mr. Moser stated a discussion with Mr. J.J. Leet a Freedom Trustee would be the next step with regards to any joint economic agreement.

Jerry Kehoe moved and Don Harvey seconded the motion for adjournment.

Vote: Ayes – Unanimous