

ZONING COMMISSION

Work Session  
January 6, 2011

**Version I**  
**Approved 3-3-11**

Members present: Chairman, Tom Kelley, Richard Bradner, Carol Franklin, Ed Mazak, Bruce McMakin, Trustee Goodrich, Zoning/Administrator Bill Funk and Recording Secretary Martha Ferch. Joy Kosiewicz was excused.

Minutes for November 4, 2010 was moved to be approved by Mr. Bradner and seconded by Mr. Mazak. Minutes approved unanimously.

December Zoning Report was presented by Zoning Inspector: Zoning Department issued 5 permits, one new residential house, one residential addition, two accessory structures and one temporary outdoor display. One lot recombination was revised. Appearance Review Chairman and members discussed existing signage of the Hamlets and some of the concerns of business owners. The Board of Zoning Appeals heard a request to change original Conditional Use from a 1957 case to allow Hale Farm and Village to have a liquor license. Change was approved with set conditions of when and where liquor can be purchased and consumed on the premises; a Conditional Use approval for Sculpt Fitness, a personal fitness and wellness facility located at 81 Springside Drive in the B-3 business district; and the Firestone Trace BZA case for five addition lot division is still being tabled to the following month. Property at 4853 Medina Road was razed in late December. Properties as well as the Multiple Property Documentation were submitted to the National Register of Historic Places and they are: Peter Voris home on Ira Road, the Louis & Partners home which was the Jeremiah Lambert home, Brookdale Farm on Cleveland-Massillon Road and the Ghent Historic District which includes the Woolen Mill, the Bake Shop in Ghent, the octagonal Bee House, the home and barn south of the Bake shop as well as two residences on Yellow Creek. Zoning report was accepted as presented.

Zoning Commission sent out Request for Proposals to update the Zoning Resolution. The sub-committee members will be Tom Kelley, Dick Bradner, (ZC), Tim Franklin, (ARC) and the Zoning Inspector. He also presented a timeline for Zoning Commission to follow. Consultant's RFP's will be sent out in November. It would be helpful if there is a legal authority on staff when selecting a consultant so the language can be written as a defensible document. The RFP's submitted will be reviewed and then the selected candidates will be interviewed by the sub-committees from the Zoning Commission and the Appearance Review. Final selection of consultant would be in January of 2011. Work in progress with consultants on drafts until September 2011 and then final draft to be heard at Zoning Commission's and Trustee's Public Hearings in October and November of 2011. Further, the Appearance Review Commission will make recommendations for the township's Hamelts on building scale and signage and any other inclusions that would help in the rewrite for the update of the Zoning Resolution.

Motion to adjourn was made by Dick Bradner and seconded by Carol Franklin. Meeting adjourned at 8:06 pm.