

PLANNING COMMISSION MEETING

February 13, 2014

The Organizational Meeting was held. Ms. Christine Shoop nominated Mr. David Komjati as Chairman and Ms. Carol Fleck seconded the nomination. There being no other nominations, the nominations were closed. All members present answered “aye” in favor; Motion carried.

Ms. Carol Fleck nominated Ms. Christine Shoop as Vice-Chairperson and Mr. Mark Wainwright seconded the nomination. There being no other nominations, the nominations were closed. All members present answered “aye” in favor; Motion carried.

The Planning Commission convened in Courtroom No. 1 at City Hall for their regular meeting. Chairman Komjati called the meeting to order at 7:30 PM. He asked the secretary to call the roll. Members in attendance were, Ms. Leah Huth, Mr. Mark Wainwright, Ms. Carol Fleck, Ms. Christine Shoop, and Chairman David Komjati. Chairman Komjati welcomed Ms. Huth as a new Planning Commission Member. Also present were, City Manager Anthony Carson, Assistant City Manager/Community Development Director Douglas Lewis, City Planner Russ Schaedlich, Assistant Law Director James Lyons, and Secretary Lynn White.

MINUTES: Chairman Komjati asked for additions or corrections for the Planning Commission Meeting of December 12, 2013. There being none, he asked for a motion. Motion by Ms. Shoop, seconded by Ms. Fleck to approve the Planning Commission Meeting Minutes from December 12, 2013 as submitted. Chairman Komjati asked the secretary to call the roll. On roll call, Mr. Wainwright, Ms. Fleck, Ms. Shoop, Ms. Huth, and Chairman Komjati said “aye”. Motion carried.

Chairperson Komjati indicated there are no New Business items and he moved onto the Administrative Report.

ADMINISTRATIVE REPORT:

Final Plat Approval for The Retreat at River’s Edge Condominiums – Phase XV - consisting of Unit No. 30 & 32.

Chairman Komjati asked the developer, Mr. Mark Moore, if he had any comments for the Commission. Mr. Moore, 12505 Woodin Road, Chardon Ohio, stated that this request is for two units they are about to sell in the condominium development. This is the first new phase in over six years. Mr. Lyons explained to the Commission the process of the Preliminary Plat approval. The preliminary plat has all of the units mapped out for the development along with the layout of the streets and utilities. When the Final Plat is submitted, it is the City’s responsibility to match what is being proposed to the original plan to be sure they are the same.

Mr. Moore asked when the project is completely built, will the entire area have to be re-platted showing that all the units are constructed. Mr. Lyons replied, no, this is not required. Chairman Komjati asked how many phases are left for this development. Mr. Moore responded the phasing is completely sales driven. He is estimating the total number of phases to be 20 to 23. There are currently 56 units occupied; approximately 4 units per phase.

Mr. Schaedlich commented that the Administration reviewed the plat for compliance. All of the streets and utilities are in place; the recommendation is for approval as is stated in the memorandum.

Chairman Komjati asked if there were any other comments or questions on this matter. There being none, he asked for a motion. Motion by Ms. Shoop, seconded by Mr. Wainwright, to approve the Final Plat for the Retreat at River’s Edge Condominiums Phase XV. There being no further discussion, the secretary was asked to call the roll. On roll call, Ms. Fleck, Ms. Shoop, Ms. Huth, Mr. Wainwright, and Chairman Komjati answered “yes”. Motion carried.

OTHER MATTERS THAT MAY PROPERLY COME BEFORE THE PLANNING COMMISSION:

There were no other matters to come before the Commission.

ADJOURNMENT:

There being no further business, Chairman Komjati adjourned the meeting.

Lynn M. White, Secretary

David Komjati, Chairman