

Minutes of Zoning Commission

April 28, 2015

The *regular* meeting of the Bainbridge Township Zoning Commission was called to order by Mr. Steve Hunder, Chairman at 7:07 P.M. Members present were: Ms. Shannon Byrne; Mr. Justin Czekaj; Mr. Howard Miller, Alternate; Mr. Charles Nichols and Mr. Stephen Yingling. Ms. Karen Endres, Zoning Inspector was present.

Guest: Mr. Ted Seliga

PUBLIC COMMENTS

The Zoning Commission discussed the moratorium and the application by Cedar Fair for the Meijer store.

Mr. Seliga stated that the township could use commercial property, the area is already zoned commercial and he would like to see money coming from that area.

It was noted that the Board of Trustees met with Meijer on April 16, 2015 and the proposed JEDD was discussed.

Mr. Hunder stated the mixed use will be a successful development in the area and in Northeast Ohio.

Mr. Seliga said that people own those buildings and we are getting tax dollars from them anyway.

Mr. Hunder said the mixed use amendment does not outlaw small stores.

Mr. Seliga said he is not arguing the mixed use zoning but we should be striving to get commercial businesses in there and he is favor that the Bainbridge side should be commercial and the Aurora side should be residential.

NEW BUSINESS

Moratorium Resolution

The Zoning Commission reviewed the resolution by the Board of Trustees to allow Cedar Fair to submit a zoning application on behalf of Meijer.

OLD BUSINESS

Proposed Zoning Amendment Z-2015-1 (Rezoning from CR: Commercial Recreation to Mixed Use Planned Unit Development)

Mr. Hunder reported that the Board of Trustees held a public hearing on the proposed amendment on April 27th and will continue it on May 11, 2015.

Proposed Comprehensive Zoning Resolution Re-write

Ms. Endres reported on the meeting with Mr. Bret Keast and Mr. David Dietrich, Geauga County Planning Director. There are concerns with the potential Neighborhood Conservation Districts (sub-districts). The new zoning classifications will have to be surveyed and it could be very costly for the new legal descriptions. It was suggested that the proposed amendment be initiated in sections.

Mr. Dietrich will perform a review of the proposed zoning resolution re-write and will submit his comments for the next Zoning Commission meeting to be held May 26, 2015.

MINUTES

Mr. Yingling made a motion to approve the minutes of the March 24, 2015 meeting as written.

Mr. Czekaj seconded the motion that passed unanimously.

Mr. Czekaj made a motion to approve the minutes of the March 31, 2015 meeting as written.

Mr. Yingling seconded the motion that passed unanimously.

Mr. Czekaj made a motion to approve the minutes of the April 14, 2015 meeting as written.

Mr. Hunder seconded the motion that passed unanimously.

CORRESPONDENCE

1. Bainbridge Township Board of Trustees Meeting Minutes, dated March 23, 2015 and March 27, 2015.
2. Bainbridge Township Board of Zoning Appeals Meeting Minutes, dated March 19, 2015.

Since there was no further business to come before this meeting of the Bainbridge Township Zoning Commission, Mr. Czekaj made a motion to adjourn.

Mr. Hunder seconded the motion that passed unanimously. The meeting was adjourned at 8:34 P.M.

Respectfully submitted,

Linda L. Zimmerman
Zoning Secretary

Steve Hunder, Chairman

Date Approved: May 26, 2015