

Chairman Ted Souder called the Columbiana City Planning Commission meeting of June 8, 2021, to order at 7:00 p.m. via Zoom due to the coronavirus public health emergency. Planning Commission Secretary Deann L. Davis gave the invocation and Souder led the pledge of allegiance to the flag of the United States of America.

The following members of planning commission answered roll call:

Scott Jones
Ted Souder Rick Noel
Bryce Miner

Tucker Cope, Jr. was absent.

City Manager Lance Willard, Assistant Building and Zoning Inspector August Cerrone, and Municipal Attorney Mark Hutson were present.

Souder, Jones, Noel, Willard, Cerrone, and Davis were in council chambers. Hutson and Miner were remote.

Each member of the commission had a copy of the minutes of the planning commission meeting of May 11, 2021. The minutes stand as presented.

There was no old business.

There were ten items on the agenda under new business.

Item #1 under new business was a site plan review for a furniture restoration business in a garage behind Heck's Restaurant at 610 East Park Avenue.

Noel moved to remove from the table the site plan review for a furniture restoration business at 610 East Park Avenue. Jones seconded the motion and on roll call: Souder, yea; Jones, yea; Miner, yea; and Noel, yea. (Motion Passed.)

Scott Kalina was present and stated he restores and builds furniture and cabinets. Kalina stated he uses saws, which cannot be heard over the sound of the air compressor for the restaurant.

Discussion followed on section 1282.02(14) of the code, with the consensus that the business meets the code requirements.

Noel moved to approve the site plan for a furniture restoration business at 610 East Park Avenue. Jones seconded the motion and on roll call: Jones, yea; Miner, yea; Noel, yea; and Souder, yea. (Motion Passed.)

Item #2 under new business was a site plan review for a restaurant and bar at 8 South Main Street. Kristen Clayton and Sebastian Chomczyk were present. Clayton stated she and Chomczyk have restaurant experience.

Jones moved to approve the site plan for a restaurant and bar at 8 South Main Street. Souder seconded the motion and on roll call: Miner, yea; Noel, yea; Souder, yea; and Jones, yea. (Motion Passed.)

Item #3 under new business was a re-plat for the First Christian Church at 39 Cherry Street to re-plat lots 1 and 3. Zach Ray was present and stated the church plans to relocate to a different location in Columbiana. He stated the church wants to split the property into three lots so they can sell the properties.

Noel moved to approve the re-plat for the First Christian Church at 39 Cherry Street to re-plat lots 1 and 3. Jones seconded the motion and on roll call: Noel, yea; Souder, yea; Jones, yea; and Miner, yea. (Motion Passed.)

Item #4 under new business was a re-plat for Matt Miller to re-plat his property at 469 Firestone Ave. Matt Miller was present and stated he wants to create a lot so he can build a house.

Jones moved to approve the re-plat for Matt Miller to re-plat his property at 469 Firestone Ave. Miner seconded the motion and on roll call: Souder, yea; Jones, yea; Miner, yea; and Noel, yea. (Motion Passed.)

Item #5 under new business was a re-plat for the First Presbyterian Church, for lot 3 at 23 North Elm Street. Mark Hutson was present to request to re-plat lots 2 and 3 in order to sell lot 2.

Noel moved to approve the re-plat for the First Presbyterian Church, for lot 3 at 23 North Elm Street. Jones seconded the motion and on roll call: Jones, yea; Miner, yea; Noel, yea; and Souder, yea. (Motion Passed.)

Item #6 under new business was a site plan review for Birdfish Brewing Company, LLC, for a patio at 140 East Park Avenue. Josh Dunn was present and stated they want to make the temporary patio a permanent patio. Dunn requested an extension of the temporary patio until the permanent patio is complete.

Jones moved to approve the site plan for Birdfish Brewing Company, LLC, for a patio at 140 East Park Avenue and to extend the temporary patio until the permanent patio is complete. Noel seconded the motion and on roll call: Miner, yea; Noel, yea; Souder, yea; and Jones, yea. (Motion Passed.)

Item #7 under new business was a re-plat for Rob Schwartz to re-plat lot 1 at 1145 East Park Avenue. Rob Schwartz was present and stated he wants to re-plat the house to a separate lot.

Souder moved to approve the re-plat for Rob Schwartz to re-plat lot 1 at 1145 East Park Avenue. Jones seconded the motion and on roll call: Noel, yea; Souder, yea; Jones, yea; and Miner, yea. (Motion Passed.)

Item #8 under new business was a re-plat for Robert Mays to re-plat lots 5 and 6 Cross Court Street. David Powers was present and stated Mays wants to split the lot and add the split sections to lots 5 and 6 in order to sell the lots.

Noel moved to approve the re-plat for Robert Mays to re-plat lots 5 and 6 Cross Court Street. Souder seconded the motion and on roll call: Souder, yea; Jones, yea; Miner, yea; and Noel, yea. (Motion Passed.)

Item #9 under new business was a re-plat for Rob Struharik to re-plat lots 1, 37, 40 and 52 in Old Saybrook to create lots 56 and 57 and modify lot 40; and a re-plat of lots 29 and 45 in Backbay at Arrowhead Lake.

Rob Struharik was present and stated he wants to re-plat lot 1 to create lot 57, to combine lots 40 and 49, and create lot 56 from lot 52 in Old Saybrook.

Jones moved to approve the re-plat for Rob Struharik to re-plat lots 1, 37, 40 and 52 in Old Saybrook to create lots 56 and 57 and modify lot 40. Souder seconded the motion and on roll call: Jones, yea; Miner, yea; Noel, yea; and Souder, yea. (Motion Passed.)

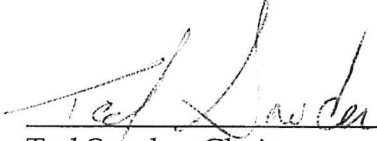
Struharik stated he wants to create larger lots 29 and 45 in Backbay.

Noel moved to approve the re-plat for Rob Struharik to re-plat lots 29 and 45 in Backbay at Arrowhead Lake. Jones seconded the motion and on roll call: Miner, yea; Noel, yea; Souder, yea; and Jones, yea. (Motion Passed.)

Item #10 under new business was a site plan review for Factory 46 Tavern at 1118 Village Plaza for a patio. Joe Benedict was present and stated he would like to construct a patio on the northwest corner of the building.

Jones moved to approve the site plan for Factory 46 Tavern at 1118 Village Plaza for a patio. Miner seconded the motion and on roll call: Noel, yea; Souder, yea; Jones, yea; and Miner, yea. (Motion Passed.)

Jones moved to adjourn the planning commission meeting of June 8, 2021, at 7:53 p.m., and all members of the commission agreed.


Ted Souder, Chairperson


Deann L. Davis, Secretary