



Village of Galena ZONING AND PLANNING COMMISSION

MINUTES OF THE MEETING OF August 15, 2018

The Zoning and Planning Commission of the Village of Galena met on Wednesday, August 15, 2018 in the Council Chambers of the Village Hall at 109 Harrison Street, Galena, Ohio. Present were members; President Tom Hopper, Kathy Krupa, Alison Cherubini-Hillyer and Stan Swisher. Member Mark Brooks was absent. Also present was Interim Village Code Compliance & Zoning Inspector Kenneth Levi Koehler, and Zoning Clerk Suzanne Rease. Visitors included Stew Rantz, Trenton Clossan, Paul Ross, Joe Clase and Dave Walker. The meeting was officially called to order at 7:02 PM.

Copies of the minutes from the meeting on July 18, 2018 had been distributed to all members by the Clerk. A motion to approve the minutes, as presented, was made by Alison Cherubini-Hillyer and seconded by Stan Swisher and passed unanimously.

First to speak was Mr. Stew Rantz of 202 Abbot Rd., Worthington Ohio. Mr. Rantz owns the property on the corner of Vans Valley and Joe Walker Rd. Mr. Rantz expressed an interest in re-zoning his property and wanted to see how the Zoning and Planning Commission worked.

Next to speak was Joe Clase who addressed the Zoning and Planning commission representing Ross Estates. Mr. Clase and Mr. Ross are looking a different options for Ross Estates, including going from 5 lots down to 3 lots. Mr. Koehler said any change would need the approval of Mr. Molnar and the Zoning and Planning commission.

The Zoning Inspector's report and recommendation was read by Interim Zoning Inspector Levi Koehler. Progress on major subdivisions started with the Retreat at Dustin. He reported that mylars have been signed and a pre-construction meeting is scheduled for August 20, 2018. Pulte Homes has purchased the land for the construction of the first phase of single family homes. Blackhawk Phase D only one lot remaining. Mr. Molnar is working on an easement for the Jeremy Miller tract with the H.O.A. The Estates at Blackhawk Phase-D is scheduled for winter construction and paving most likely in the spring. On The Miller Farms development, work continues. The Village is requiring upsizing for the sewer line going to the lift station. They are still waiting for permission from the City of Columbus to cross Big Walnut Creek.

Violation progress report, at 24 Front Street a truck is parked in an area that is not specified as a no parking area. A letter was sent requesting the truck be moved so that the tall grass could be mowed. The resident mowed the tall grass.

173 N. Walnut, progress is being made cleaning up trash in the yard. 59 Holmes St., the owner indicated he will resume work on the property the week of August 20th. 51 Middle St. a violation notice was sent on August 9th for high grass and debris. 577 N. Walnut a list of violations was sent to Mr. Molnar.

An amended development plan for 44 Holmes St. should be heard at the September meeting.

The zoning clerk had nothing additional to report.

On the subject of new business, Alison Cherubini-Hillyer expressed concern that the road behind her development that leads to the bike trail is a hazard to everyone who uses the trail. The road has large potholes that need to be repaired. Mayor Hopper explained that the road was not in Galena, and we cannot repair road that are not in the Village. He advised member Alison Cherubini-Hillyer to contact Berkshire Township since it is their road. Member Alison Cherubini-Hillyer informed the zoning commission that the Galena United Methodist Church has voted to moved forward with annexation to the Village of Galena.

There was no old business to report.

The next meeting was scheduled for Wednesday, September 19th at 7 p.m.

At 7:42 p.m. Mr. Swisher made a motion to adjourn the meeting, Kathy Krupa seconded the motion. The motion passed unanimously. The meeting was adjourned.

Zoning Clerk

Chairman

CERTIFICATION

I, Suzanne Rease, Clerk of The Planning & Zoning Commission of the Village of Galena, Ohio do hereby certify that publication of the above MINUTES were duly made by posting true copies thereof at five (5) of the most public places in the Village of Galena as provided for in Resolution No. 2015-18 enacted by the Council of the Village of Galena on November 23, 2015.