

**RAVENNA TOWNSHIP BOARD OF TRUSTEES
MINUTES OF PUBLIC HEARING OF JULY 14, 2020**

The Ravenna Township Board of Trustees met in Special Session at the Ravenna Township Trustee’s Meeting Room, 6115 Spring Street, Ravenna, Ohio, on July 14, 2020 for the purpose of holding a Public Hearing on the proposed change of the zoning district for the properties on the north side of Lake Street from Residential Medium to Commercial Residential. Trustee Chairman Vince Coia called the meeting to order at 6:19 P.M. Roll call showed the following present: Trustees Pat Artz and Vince Coia; Assistant Fiscal Officer Jon Summers and Zoning Inspector Jim DiPaola. In the audience were Tammy, Ryan and Robert from 517 E. Lake St and Daniel Foster from 735 E Lake St. Trustee Hank T. Gibson was absent

PRESENTATION OF PROPOSED UPDATE
ZONING INSPECTOR

The Zoning Inspector discussed the reasoning behind the proposed district change. Given the two salvage yards currently existing that were grandfathered in along this small area, and with the current efforts of the new economic developer to bring more commercial business into this area of the township, it seemed beneficial to all parties to change the district type.

The residents present expressed concerns on how the change in zoning would affect their property tax rates. Jim told them that the county taxes the properties based on the usage of the property. If the property owners use it as residential as they currently do, then their taxes will not be affected.

The residents asked what are the benefits or downsides of the change? Jim said the property values should increase with the opportunities opened by making it commercial. Right now, the residential values are kind of stuck by having the salvage yards next to them.

Daniel Foster asked whether he would be able to put in a larger accessory building than he currently is allowed? Jim explained that accessory structure sizes are subject to the same requirements in either of the districts, i.e. the limitation on the size is dependent on the size of the property. Lots up to 2 acres are limited to a 1,200 square foot building, lots greater than 2 acres are limited to 2,000 square feet.

ADJOURNMENT

A motion by Pat Artz, seconded by Vince Coia to adjourn the hearing at 6:34 p.m. R/C: Mr. Coia, yes; Mrs. Artz, yes. Motion Passed.

ATTEST:

CHAIRMAN

TRUSTEE

FISCAL OFFICER

TRUSTEE