

Zoning Commission Meeting

ZC-01-17

July 12, 2017

Members/Attendance: X Ron Massullo
 X Gene McCullough
 X Frank Mazzocca
 X Frank Prusak
 X Bill Gardner

Also in attendance: X Bob Monus, Zoning Inspector
 X Michele Richards, Recording Secretary

Ron Massullo called the meeting to order at 6:00 p.m.

1st Order of Business:

Case ZC-01-17 – This is a zone change request by Anthony Gentile and Dean Worsencroft, represented by MS Consultants, to rezone one parcel of land from an Estate (E) District to a Residential Planned Unit Development (R-PUD) District. This parcel is approximately thirty-two acres (32.9052). It is located on the west R/W of Clingan Road, approximately two thousand six hundred ninety-three point three (2,693.3) feet north of Center Road (SR 224) Clingan Road intersection. The lot dimensions are six hundred fifty-seven point nine feet by two thousand one hundred sixty-seven point eight feet (657.9 x 2,167.8') with the frontage being six hundred seventy-nine point nine (679.9) feet. This R-PUD will be known as Lake Hamilton Estates, and is known as great lot numbers 14 and 24, parcel number 39-009-0-001.00-0, situated in Mahoning County, Poland, Township, Poland, Ohio.

Ron Massullo asked if there is any additional information to present.

Joe Leson
MS Consultants
333 E. Federal Street
Youngstown, Ohio

Leson stated that they have no further information to add. The Mahoning County Planning Commission did approve the zone change recommendation.

Ron Massullo asked if anyone in the audience would like to speak.

Debbie Liggett
6064 Pawnee Place

Liggett stated she is not familiar with a planned unit development, which Monus explained the description of a planned unit development to her.

Zoning Commission Meeting

ZC-01-17

July 12, 2017

Sara Hatch

2828 Heatherbrae Drive

Hatch stated she has a creek that runs near her property and she enjoys the wildlife in the area and does not want that to be disturbed. She asked if the lots would be cleared at once or as they are sold. Anthony Gentile stated that once the lots are purchased, the buyer has six months to develop the property. The lots will not be cleared until they are sold.

Elida Schiavone

6090 Pawnee Place

Schiavone stated she is against all developments because she enjoys the wildlife and the scenery.

Massullo asked if anyone else would like to speak. No one responds.

Massullo asked the Board members if they had any comments.

Frank Prusak – none

Gene McCullough – stated he has no problem with the planned unit development as outlined

Bill Gardner – none

Frank Mazzocca - none

The following motion was then made:

Motion

Ron Massullo made a motion in Case ZC-01-17 to rezone the 32.9052 acres from a Estate (E) zoning district to a Residential Planned Unit Development (R-PUD) Zoning District. Frank Mazzocca seconded the motion.

Voting:

Yes Ron Massullo

Yes Frank Mazzocca

Yes Gene McCullough

Yes Bill Gardner

Yes Frank Prusak

Motion carried.

Meeting adjourned at 6:30 p.m.

Zoning Commission Meeting
ZC-01-17
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Submitted by:
Michele Richards/Recording Secretary

cc: Trustees (3)
Board of Zoning Appeals (6)
Zoning Commission (6)
P. Canter, Fiscal Officer (1)
File (1)