

AUSTINTOWN ZONING COMMISSION – MAY 5, 2016

PUBLIC HEARING
AUSTINTOWN ZONING COMMISSION
May 5, 2016

In accordance with Section 519.12 of the Ohio Revised Code, the Austintown Township Zoning Commission held a public hearing on Thursday, May 5, 2016, at the Township Hall, 82 Ohltown Road, Austintown, Ohio, for consideration of and recommendation to the Board of Township Trustees proposed Amendment 2016-04-Z.

The following Commission members were in attendance:

Ron Latone – Chairman - Absent
Brett Hendricks – Vice Chairman
Bonnie Sovik
Keith Marsteller
Atty. Robert Price - Absent
Sam Swoger, III
Mark Cole

The Public Hearing was opened at 6:00 P.M. by Mr. Hendricks leading the Pledge of Allegiance.

Court Reporter in attendance, complete transcript taken of the hearing.

Motion by Mr. Swogger, III to **APPROVE** the minutes of the April 21, 2016 public hearing.

Seconded by Mrs. Sovik.

Roll call vote: Mr. Marsteller – Yes; Mrs. Sovik – Yes; Mr. Cole – Yes; Mr. Swoger, III – Yes; and Mr. Hendricks – Yes.

AMENDMENT 2016-04-Z

The Austintown Township Trustees, 82 Ohltown Road, Austintown, Ohio, 44515, proposed amendment to the Austintown Township Zoning Ordinance and Map, as amended through November 25, 2014, requests the rezoning of approximately 1,019 parcels of real property located on the following public right-of-ways from Residence R-2 Districts and Business B-2 Districts to Residence R-1 Districts: Avalon Court, Forest Hill Drive, Potomac Avenue, Oakleigh Street, Third Street, Huntmere Road, Frederick Street, First Street, Elmwood Avenue, Impala Drive, South Meridian Road, South Four Mile Run Road, Eigen Street, Daytona Drive, South Navarre Avenue, Rosemont Avenue, South Main Street, Parkgate Avenue, South Edgehill Avenue, South Roanoke Avenue, and South Beverly Avenue. Said properties are located west of South Meridian Road, north of Burkey Road, east of South Raccoon Road, and south of Mahoning Avenue. Parcel 48-009-0-085 South Four Mile Run Road, the southerly portion of parcel 48-009-

0-013 South Four Mile Run Road, and northerly portion of 48-009-0-088.01 First Street, are zoned as Business B-2 District for a 95' x 95' section with the remainder of the parcels zoned as Residence R-2 Districts. Parcel 48-010-0-288 has 25 feet of frontage on Mahoning Avenue is zoned as a Business B-2 District for a depth of 140 from Mahoning Avenue with the southerly remainder zoned as a Residence R-2 District. The remainder of the parcels are zoned as Residential R-2 Districts in Austintown Township, Mahoning County, State of Ohio.

Zoning Inspector Crivelli referenced the Trustees Resolution approved on February 22, 2016 and two plat maps depicting the request.

Zoning Inspector Crivelli read the following recommendation into the case record: **MAHONING COUNTY PLANNING COMMISSION:** Recommended **APPROVAL** of the request per the agenda.

Zoning Inspector Crivelli advised this is another proposed amendment to rezone from Residence R-2 Districts to Residence R-1 Districts the southerly section of Wickliffe which for the most part was developed as single-family dwellings. He noted red "X's" on the map which are not part of the request representing existing duplexes. The area has seen some demolitions and if the lots are redeveloped the goal is for single-family housing. Zoning Inspector Crivelli emphasized no parcels on Mahoning Avenue are being rezoned. He also gave an overview of a non-conforming Business B-2 District that was the subject of a zoning case in the middle 1960's stating it does not appear the foundry business currently exists and no one has registered the non-conformity with the zoning office as required by the ordinance. He depicted the small Business B-2 District area on the zoning map located in the South For-Mile Run Road-South Meridian Road-First Street block.

Zoning Inspector Crivelli asked the Commission to consider sending a positive recommendation to the Trustees.

No one in attendance to speak in favor of the request.

No one in attendance to speak against the request.

Mr. Swogger, III inquired about the existing duplexes. Zoning Inspector Crivelli stated lenders request rebuild letters for financing and the Township does not want to create financial hardships for the owners of the existing duplexes, thus, they are not part of the request to rezone to Residence R-1 Districts.

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Motion by Mrs. Sovik to **ACCEPT** the recommendation of the Mahoning County Planning Commission and recommend **APPROVAL** of the request to **Residence R-1 Districts**.

Seconded by Mr. Swogger, III.

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Roll call vote: Mr. Marsteller – Yes; Mrs. Sovik – Yes; Mr. Cole – Yes; Mr. Swoger, III – Yes; and Mr. Hendricks – Yes.

Motion by Mr. Marsteller to adjourn the public hearing at 7:12P.M.

Seconded by Mrs. Sovik.

Roll call vote: Mr. Marsteller – Yes; Mrs. Sovik – Yes; Mr. Cole – Yes; Mr. Swoger, III – Yes; and Mr. Hendricks – Yes.

There being nothing further to come before the Commission, the hearing was adjourned at 7:12 P.M.

AUSTINTOWN ZONING COMMISSION

Darren L. Crivelli, Zoning Inspector

APPROVED: _____
Mr. Hendricks – Vice-Chairman

DATE: _____