

PUBLIC HEARING
BOARD OF ZONING APPEALS
February 9, 2017

The Austintown Township Board of Appeals held a Public Hearing on Thursday, February 9, 2017, at the Township Building, 82 Ohltown Road, Austintown, Ohio, for consideration of the following case:

APPEAL CASE 2017-01-A-Petco.

The following Board members were in attendance:

Mr. Robert Satterlee - Chairman
Mr. Joe Koch - Vice-Chairman
Mr. Michael Beaudis
Mr. William Glaros
Mr. James Mahoney - Absent

Chairman Satterlee opened the public hearing at 7:05 P.M. The following testimony was given under oath or affirmation. Court reporter in attendance, complete transcript taken of the hearing.

APPEAL CASE 2017-01 A

Petco Food and Supplies Stores, Inc., 4000 Wakefield Road, Richmond, Virginia, 23235, on behalf of New Century Development Corporation, 4028 Belmont Avenue, Youngstown, Ohio, 44505, appeals from the decision of the Austintown Township Zoning Inspector and request a conditional use permit from the terms of Article XI-Business B-2 District, Section 1102-Conditionally Permitted Uses, Paragraph No. 2 - Boarding Kennels and Catteries, of the Austintown Township Zoning Ordinance, as amended through November 25, 2014, to allow for a dog kennel within the southerly interior portion of floor space of the proposed “Petco Food and Supplies Stores” in conjunction with permitted retail, grooming, and veterinary uses at the property located at 6009 Mahoning Avenue. Said property is further described as Lot No 2, Century Square Plaza Acreage Plat, is located on the south side of Mahoning Avenue and the east side of Wilcox Road; has a frontage 42.22 feet on Mahoning Avenue and a frontage of 624 feet on Wilcox Road; and is zoned as a Business B-2 District in Austintown Township, Mahoning County, State of Ohio.

Zoning Inspector Crivelli read the applicant’s letters of request dated January 18, 2017 and January 23, 2017 into the case record, referenced an interior floor plan, a letter of permission from property owner Merv Toffler permitting Mike Fagan to represent the property at the public hearing, two pages of legal descriptions of the property, the case mailing list prepared by the zoning office, and three plat maps of the property. Zoning

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Inspector Crivelli advised the Board the retail and vet use has already been approved and the hearing is for the dog daycare only.

Mr. Satterlee stated the mailing list for case 2017-01-A will be incorporated into the case record.

Mike Fagan, 114 East Front Street, Youngstown, Ohio, stated the development will be a win-win for Austintown. There will be no outdoor activity or overnight stays with the doggie daycare. Petco views this area as a very important venue and is the reason they are looking to expand into Austintown. This will have no impact on functionality of the store. The daycare is behind close quarters and the public will not have access. It is strictly for the employees of the facility to take care of the dogs. The public will not be allowed in that specific area. The pets will come in the front door and an associate will take the pet to the daycare.

Mr. Fagan submitted a packet containing three drawings marked as Exhibit “A”. The back doors are depicted but there will be no outdoors runs. The store has clean-up crews to service the daycare inside. There was discussion of nine cages. That can be adjusted to allow up to 25 dogs.

Mr. Satterlee inquired about overnight stays. Mr. Fagan stated the store is open from 9:00A.M. to 9:00P.M. There is no intent to have overnight stays for the dogs. Petco is not asking for approval of overnight stays.

Mr. Koch asked if there were other businesses that typically follow Petco. Mr. Fagan stated there has been inquiries for the additional space since Petco announced moving into this market. Mr. Fagan was not aware of specific business making inquiries. The entire plaza will conform with the Wal-Mart colors and theme. Mr. Fagan stated Petco is excited about this area. The intent to have a doggie daycare is based on inquiries from Austintown customers.

Mr. Beaudis asked if the dogs will be kept in cages. Mr. Fagan could not answer the question and stated he could get the information and relay it to Darren.

Mr. Koch inquired about costs of boarding a dog for a day. Mr. Fagan was unable to provide an answer. The facility will be monitored by both personnel and cameras. The cameras will benefit the owner of a pet should something happen.

No one else in attendance to speak for the request.

No one in attendance to speak against the request.

2017-01-A-Petco: Motion by Mr. Koch to approve the conditional use request.

Seconded by Mr. Glaros.

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Roll Call Vote: Mr. Beaudis - Yes; Mr. Glaros - Yes; Mr. Koch – Yes; and Mr. Satterlee – Yes.

Mr. Fagan stated Petco wants to get this store open as quickly as possible and thanked the Board for approving the request.

There being nothing further to come before the Board, the hearing was adjourned at 7:20 P.M.

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Darren L. Crivelli, Zoning Inspector, Austintown Township

APPROVED: _____
Bob Satterlee – Chairman

DATE: _____