

PLANNING, ZONING & BUILDING COMMISSION

CITY HALL

November 9

15

The City of Cortland Planning, Zoning & Building Commission met on Monday, November 9, 2015 at 6:50 P. M. at the City Administration Building, 400 N. High Street, Cortland, Ohio. In attendance were the following board members: Chairman Bill Sasse, Vice Chairman John Picuri, Sally Lane, Don Bell, and Donald Fatobene. Also present were Mayor Curt Moll, Service Director Don Wittman, Law Director Patrick Wilson and the following individuals:

Frank Daugherty 132 Woodland Trace Cortland

Bill Sasse: Good evening. It is 6:50, Monday, November 9, 2015. I would like to call to order the Cortland Planning, Zoning and Building Commission for Public Hearing 30-15. The purpose of this public hearing is to consider a request to change the zoning of 113 Walnut St. and 123 Walnut St. from R-M, Residential Multi-family to C-2, Highway Commercial District. Is there anyone here to speak for the proposed change?

Frank Daugherty: My name is Frank Daugherty. I own the two properties we are talking about. Basically, I am also a part owner of Cortland Mower and I also own those two rental properties. Sometimes over the years, we bleed over. Especially behind 123, it would be beneficial if we could have some temporary storage, leave equipment, park a truck, employee parking, that kind of stuff. So I consulted with Mr. Wittman, because I wanted to make sure I did it with the right category and he suggested the change as written there.

Mayor Moll: The C-2 would still allow it to be a residential property and if that was necessary would allow you to use it for commercial.

Frank Daugherty: Correct.

Mayor Moll: There is still one additional property along there?

Frank Daugherty: The Jamisons are on the very end of the street.

Mayor Moll: That is the only other house?

Frank Daugherty: That is correct.

Don Wittman: Just for the record, Frank. In our consultation, it was your intent to allow the residential structures to remain and if at such time that there is need to make permanent improvements on the rear acreage of those parcels that those would be split.

Frank Daugherty: Yes, I have already done a survey and if needed we could take the back part of the 123 property and give it to Cortland Mower property - attach it over there. Truthfully, it is highly unlikely. There is an easement that runs down there for the utilities and the width of my lot is very narrow so there is really not much space to actually build a structure. It is mostly just going to be employee parking, trucks, maybe some crating – that kind of stuff. We have actually been doing that. This also helps me with the insurance. The property will be designated properly for how it is being utilized.

Mayor Moll: Really you are not changing the use of the property at all.

Frank Daugherty: No.

Bill Sasse: Does anyone have any questions? Thank you. Is there anyone here to speak against the zoning change? Hearing none, I would like to ask for a motion that the public hearing be closed.

John Picuri made a motion to close the public hearing, seconded by **Donald Fatobene.**

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The City of Cortland Planning, Zoning & Building Commission met on Monday, November 9, 2015 at 7:00 P. M. at the City Administration Building, 400 N. High Street, Cortland, Ohio. In attendance were the following board members: Chairman Bill Sasse, Vice Chairman John Picuri, Sally Lane, Don Bell, and Donald Fatobene. Also present were Mayor Curt Moll, Service Director Don Wittman, Law Director Patrick Wilson and the following individuals:

Frank Daugherty

132 Woodland Trace

Cortland

Bill Sasse: Good evening. It is 7:00, Monday, November 9, 2015. I'd like to call to order the regular meeting of Cortland Planning, Zoning & Building Commission. Can we have roll call please?

Roll Call: Bill Sasse, here; Sally Lane, here; John Picuri, here; Don Bell, here; Donald Fatobene, here.

Bill Sasse: Can I have a motion for approval of commission minutes for October 12, 2015 meeting?

Don Bell made a motion to approve October 12, 2015 meeting minutes, seconded by **Sally Lane.**

Roll Call: Bill Sasse, yes; Sally Lane, yes; John Picuri, yes; Don Bell, yes, Donald Fatobene, yes. **MOTION APPROVED.**

Bill Sasse: Seeing that there is no old business, we will move directly to new business. Can I have a motion to approve **36-15 Zone Change Request?** The request is to change the zoning of 113 Walnut St. and 123 Walnut St. from R-M, Residential Multi-family to C-2, Highway Commercial District.

Don Bell made a motion for approval of 36-15, seconded by **Donald Fatobene.**

Bill Sasse: Is there anyone here to speak for this zoning change?

Frank Daugherty: Yes, Frank Daugherty. I would like to have that changed as stated there to help with my business that we have at Cortland Mower. We have some stuff that flows into those lots and that's basically it.

Bill Sasse: Thank you, Mr. Daugherty. Does anyone have any questions?

John Picuri: For the record I just wanted to state that we published the meeting as required and we also sent letters to the adjacent owners.

Mayor Moll: And we did.

Patrick Wilson: It appears all the adjacent land owners were notified and a public hearing was held earlier this evening and no one showed up to speak against this zone change request.

Bill Sasse: Thank you. Can we have a vote on 36-15 please?

Roll Call: Bill Sasse, yes; Sally Lane, yes; John Picuri, yes; Don Bell, yes, Donald Fatobene, yes. **MOTION PASSED.**

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Bill Sasse: Is there any other business to come before this board this evening? Hearing nothing, can I have a motion to adjourn, please?

Don Bell made a motion to adjourn the meeting, seconded by **Sally Lane**.

Roll Call: **Bill Sasse, yes; Sally Lane, yes; John Picuri, yes; Don Bell, yes, Donald Fatobene, yes. MOTION APPROVED.**

Meeting Adjourned: 7:03 pm.

William Sasse, Chairman

Date

Teresa Barnovsky, Secretary