

CITY OF AMHERST PLANNING COMMISSION

206 Main Street
Amherst, Ohio 44001

May 9, 2018

MINUTES

City Hall 6:00 p.m.

Members Present:

Dave Andrews
Charlie Marty
Mike Ireland
Mayor Costilow
Dale Rosenkranz
Gordon Brown

Members Absent:

John Jeffreys

Other City Officials

Frank Carlson
David Macartney
Matt Nahorn, Council

Mr. Marty opened up the meeting at 6pm.

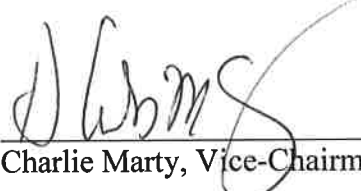
1. Mr. Reyes from Star Inc. representing Nova Development LLC. Mr. Reyes is seeking Final Development Plan approval for a new Medical Facility on the corner of Cooper Foster Park Road and North Main Street. This item was tabled from April 25, 2018. Mr. Reyes thanked the Planning Commission for having a special meeting. Mr. Reyes stated they have been in contact and has had conversations with the Mayor and Aaron from Bramhall Engineering regarding the traffic impact of this new facility. Mr. Reyes stated they have looked at adding a turn off lane on North Main to alleviate traffic going north. Mr. Reyes stated they have agreed to provide 13 ½ feet to add a turning lane. Mr. Reyes stated that did not impact their building site by losing the 13 ½ feet. Mr. Reyes stated this will not change the building lines since they are already past the building setback requirements. Mayor Costilow stated Aaron from Bramhall Engineering drew up sketches on what the City felt would be the best outcome including some cross walks and new signage. Mayor Costilow stated Aaron is the one that came up with the 13 ½ feet suggestion. Mayor Costilow stated this would not be completed this year but would be on next year's improvements. Mayor Costilow stated they would not need to move the fire hydrant or telephone phone. Mayor Costilow stated they have not finalized the legal paperwork but there is an agreement and this would need to be completed prior to any permits are given out. Mayor Costilow stated this was a great process and typically Government doesn't work like this but we worked backwards and came up with an agreement. Mayor Costilow stated once the turning lane is in place any ingress and egress improvements will be at the developers cost and will get that in writing. Mr. Marty asked if that would alleviate the egress onto North Main. Mayor Costilow stated no, it keeps that opening and it is the written opinion of the engineers that the ingress and egress would keep more traffic off this intersection. Mayor Costilow stated there are further plans for that intersection creating a turn off lane up the hill going north which would also alleviate some of the traffic. Mr. Rosenkranz asked if the building was shifted down. Mr. Reyes

stated they did not need to move the building since they are already farther back off the set back requirements. Mr. Rosenkranz asked if Cooper Foster Park would also be widened. Mr. Reyes stated no. Attorney Carlson stated you could approve the Final Development plan with contingencies if the board wishes or table until all the Legal paperwork has been completed. Mayor Costilow stated he is very confident that the legal agreement that has been made will be completed and that the Building Inspector will not give them any permits until it has been approved. Mr. Macartney stated correct. Mr. Macartney asked if the plan has been finalized with the engineer. Mayor Costilow stated there will probably be a real traffic study but they did not have time in the two weeks to have it completed. Councilman Nahorn stated he was pleased that there were conversations to make the planned improvements. Councilman Mr. Nahorn asked questions regarding the new signage and painting on the streets. Mayor Costilow stated he did show on his plans on the complete detail on how it would be painted but this gives us the chance to review it and make the best choices for the City as we can.

Mayor Costilow motions to approve the Final Development Plan contingent that the legal documents that allow the city to take that 13 ½ feet for future improvements on North Main Street, seconded by Mr. Rosenkranz. Approved 6-0.

2. Next scheduled meeting will be held on Wednesday May 30, 2018 at 6pm.


3. Adjourn: Mayor Costilow motions to adjourn at 6:11pm, seconded by Mr. Rosenkranz. Approved 6-0.



Charlie Marty, Vice-Chairman

5-10-18

Date



Tammy L. Paterson, Sec

5-10-18

Date