

VILLAGE OF LODI
PLANNING AND ZONING COMMISSION
MINUTES FROM REGULAR MEETING

July 21, 2021

The Planning and Zoning Commission met on the above date with the following members in attendance: Robert Geissman, Patricia May and Ellen McGlugritch. Randy Jameyson was absent. Also present: Jean Houston Zoning Inspector and Pamela Barta Zoning Secretary.

Rob Geissman announced that Patrick Donnelly resigned from the Planning and Zoning Commission.

PUBLIC PARTICIPATION

Will Genkin, James Bauman and Michelle Kurtz

MINUTES

A motion was made by May and second by Geissman to approve the minutes of June 16, 2021 meeting.

Upon roll call: YEAS: May, Geissman and McGlugritch

NAYS: None

PUBLIC HEARING

NEW BUSINESS

Re-Plat of Village Lodi Lots 926 & 949 creating Village Lot #1120 and being a re-plat and consolidation of all of the Village Lots 926 and 949. The Planning Commission acting as the Platting Commission and reviewed and discussed the re-plat. After discussion a motion was made by Geissman and second by May to accept and approve the Re-Plat of the Village of Lodi Lots 926 & 949

Upon Roll Call: YEAS: Geissman, May and McGlugritch

NAYS: None

Mayor Geissman requested that members review the proposed revisions to Chapter 1276, presented by Susan Hirsh (village consultant), for discussion at the next meeting.

OLD BUSINESS

Mr. Genkin expressed his feelings on the importance of establishing a good relationship with Mayor Geissman and the Planning and Zoning Commission. He stated that he would like to discuss his plans for the downtown area, possibly over a cup of tea, dinner, etc. Mayor Geissman informed Mr. Genkins that he and/or the Village of Lodi Zoning Commission does not conduct business for the Village of Lodi in that manner. The Mayor informed Mr. Genkins that any and all discussions concerning the Village of Lodi will be conducted at a public meeting before the Planning Commission and Council, where minutes are taken. Mr. Genkins then informed members that he has a contract to purchase 219 Wooster St. and wanted to know their feelings on him demolishing the home and using the space for parking for the downtown area. Mayor Geissman informed Mr. Genkins that 219 Wooster St. is in a MU district and that he would have to apply for a conditional zoning certificate. Mayor Geissman advised him to complete the application and turn it in with a copy of his purchase agreement, then a public hearing can be scheduled.

OTHER

Residents of Whisper Creek Development attended the meeting to discuss some issues that they have concerning the flags in their yards, flooding and draining issues, sink holes, lawn maintenance and the HOA. James Bauman, 711 Whisper Creek and Michelle Kurtz 701 Whisper Creek were the spoke persons. Mayor Geissman advised them that the flags are placed in their yards by OUPS to mark the gas, water, electric, sewer and cable lines and that this is standard when doing any type of construction and digging. The Mayor informed them that the Village has had record rain falls and that there were issues all over Lodi, but storm drains were covered due to construction causing some residents to experience flooding that have never before. Once the coconut mats are removed and the grading is completed, within the phases, there should not be any issues with flooding. Fetcho's engineers and the villages engineers reviewed and approved the plans prior to development. Mayor Geissman advised them that if the lawn maintenance is not being completed to contact the Zoning Inspector and she will address the issue with Mr. Fetcho. Mayor Geissman advised them what an HOA is and should they have any questions to contact their attorney concerning their HOA.

ZONING REPORT

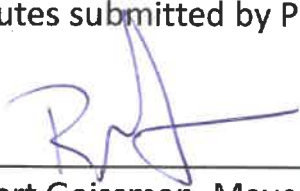
106 Prospect St. – The Village is waiting on our attorney to complete the paper work to finalize the steps prior to demolition.

313 Bank St. – Owner plans on taking the shed down.

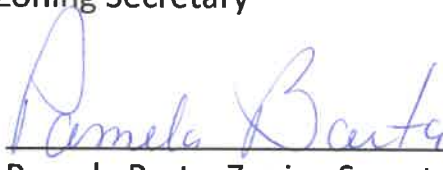
104 Young Dr. – Owner removed the chickens and fence.

Pat May advised Jean Houston that a resident informed her that at 676 Lakeview Dr. there is a lot of junk in the back yard. Also, there have been some complaints concerning RV's parked in yard throughout the village.

Minutes submitted by Pamela Barta, Zoning Secretary



Robert Geissman, Mayor



Pamela Barta, Zoning Secretary