

Planning Board Minutes of June 4, 2013

Present: Brian Perry, Chairman
Dan Kowalik
Richard Forrestel
Robert Anderson
Mary Jane Shonn
Don Shonn, Attorney
Paul Bowers, Engineer

Absent: Brian Murray, Alternate
Charles Reid, Code Enforcer

Meeting Began: 7:02 P.M.

Chairman Perry opened the meeting with a welcome to everyone.

RESOLUTION duly moved by Kowalik and seconded by Anderson to approve the minutes of the Planning Board Meeting of April 29, 2013. Carried unanimously

69 Main Street

Jody Brege came before the Board to explain her permit for Change of Use at 69 Main Street. She stated that at this time she has a temporary building permit with the condition that she come before the Planning Board with her proposal. Mrs. Brege explained that she opened a retail store, which sells Amish furniture, candles, gifts and primitive décor. There is a restroom but will not be offered to customers for use. She will have very few employees and will be open Tuesday thru Saturday at scheduled intervals each day. Planning Board Member Kowalik highly recommended that the property owner should install a Knox Box.

RESOLUTION duly moved by Kowalik and seconded by Shonn to approve the proposal of the Primitive Retail Store at 69 Main Street with the recommendation that a Knox Box is installed within 30 days and recommended to forward the permit to the Village Board for their approval. Carried Unanimously.

77 Main Street

Michael Best came before the Board to explain his permit for Change of Use at 77 Main Street. Mr. Best explained he is a distributor for Troyer Cheese from Ohio. His store would sell packaged items from Troyer Cheese like Beef Jerky, Amish Wedding foods, noodles and mixes, jar goods, specialty items and small antiques.

Planning Board Member Richard Forrestel entered the meeting at 7:13 pm

The only improvement Mr. Best will make is to paint the walls and add moveable shelving as needed. Joe Capan is designing the window decal that will be the store's sign. Planning Board Member Kowalik recommended that the property owner install a Knox Box.

RESOLUTION duly moved by Shonn and seconded by Anderson to approve the proposed Retail Shop of non-perishable food items and small antiques at 77 Main Street with the recommendation that a Knox Box is installed within 30 days and recommended to forward the permit to the Village Board for their approval. Carried Unanimously.

Akron Village Commons

Paul Stephen and Noel Dill from Stephen Development along with their Engineer, Michael Metzger from Metzger Civil Engineering came before the Board to give an update on the Akron Village Commons Subdivision. Mr. Stephen explained to the Board that they took over the project in late 2012 and would like to begin Phase I in the fall of 2013. The new plan for Phase I is to increase the size of the previous Phase I and build affordable higher end manufactured patio homes for the market in this area. Engineer Representative Metzger stated that his firm has gone over the previous plans and had conversation regarding the two bridges that expand the wet lands on the property. He would like to try to receive approval from the Army Corp of Engineers to replace the very costly bridges with appropriate sized culverts. He stated that the cost saved from building the bridges would make the time it may take to go through proper channels at the Army Corp of Engineers well worth the effort. Discussions were held regarding the drainage issue on the property and especially the surrounding properties. Village Engineer Bowers stated that the Developer will need to revise the Subdivision Application and submit a final plat for the revised Phase I plan.

Change of Use Permits

Planning Board Member Kowalik stated that there are several new businesses that have opened in the Central Business District that have not come before the Planning Board for approval. He recommended as a Planning Board Member and a Firefighter to have the interim Code Enforcement Officer review these permits and present them to the Planning Board for approval so that proper paperwork is completed.

Code Enforcement

The Planning Board held discussion regarding the lack of a Code Enforcement Officer at scheduled meetings. The current interim Code Enforcer is also responsible for two other communities leaving him very little time for the Village of Akron. Chairman Perry along with the entire Planning Board would like to strongly urge the Village Board to appoint a full-time Code Enforcement Officer for the Village as soon as possible.

Food Truck and Cart Services

Village Attorney Shonn stated that Resident Al Campbell from 45 Brooklyn Street requested a permit to sell food from his Food Service Truck within the Village during the day and possibly during Village events such as the Thursday night car shows. Attorney Shonn stated that the Village did not have any rules or regulations for Food Truck and Cart Services in the Village Code. He recommended the Planning Board review this issue. Chairman Perry suggested tabling the item until the next Planning Board meeting scheduled July 16, 2013 at 7 pm.

Meeting adjourned at 9:13 P.M. on a motion from Shonn and seconded by Perry. Carried Unanimously

**Next Planning Board meeting: July 16, 2013
7:00 pm**

Submitted by:
Brian Perry, Planning Board Chairman