

THE REGULAR MONTHLY MEETING OF THE TRUMBULL COUNTY PLANNING COMMISSION WAS OFFICIALLY CALLED TO ORDER BY THE CHAIRMAN, LEWIS KOSTOFF, ON DECEMBER 9, 2014, AT 9:05 A.M. IN THE TRUMBULL COUNTY PLANNING CONFERENCE ROOM.

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Roll Call was taken as follows:

Mr. Brown	Absent
Mr. Fuda	Absent
Mr. Henn	Absent
Mr. Kostoff	Present
Mr. Mahan	Present
Mr. Musick	Absent
Mr. Polivka	Absent
Mr. Shader	Present
Mr. Sliwinski	Present
Mr. Wright	Present

Trumbull County Planning Commission Staff:

Trish Nuskievicz, Executive Director	Anthony Kobak
Jon Baughman	Mitzi Sabella
Julie Edwards	Mark Zigmont

Also in attendance: Dave Martin, McDonald Village Planning Commission

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- I. APPROVAL OF AGENDA
- II. APPROVAL OF PLANNING COMMISSION MINUTES
- III. APPROVAL OF EXPENSES
- IV. COMMUNICATIONS
- V. DIRECTOR'S REPORT
- VI. REPORTS OF COMMITTEES
- VII. RESOLUTIONS FOR ADOPTION
- VIII. OTHER BUSINESS
- IX. ADJOURNMENT

**I. APPROVAL OF AGENDA**

Mr. Mahan made a motion to approve the agenda dated December 9, 2014; seconded by Mr. Shader. The motion carried.

**II. APPROVAL OF PLANNING COMMISSION MINUTES**

Mr. Mahan made a motion and seconded by Mr. Wright to approve the Planning Commission minutes of the November 12, 2014, Board meeting. The motion carried.

**III. FINANCIAL REPORT**

Mr. Shader made a motion to approve the financial report dated as of November 30, 2014; seconded by Mr. Wright. The motion carried.

**IV. COMMUNICATIONS**

No communications were reviewed at the meeting.

**V. DIRECTOR'S REPORT**

Trish Nuskievicz reviewed the Director's Report calling attention to the following:

**A. Newton Falls Village Comprehensive Plan**

Mr. Kobak reported that the Newton Falls Village Comprehensive Plan is now complete and the Newton Falls Planning Commission unanimously recommended the final draft plan at its November 4, 2014, meeting to the Village Council. He stated that the Village Council met on November 17, 2014, and voted to approve the plan but the legislation does not take effect until two readings and 30 days have expired. He said that the second reading took place on December 1, 2014, and the ordinance to approve the plan will take effect on December 31, 2014.

**B. Champion Township Comprehensive Plan Update**

Mr. Kobak reported that the staff continues to redesign the draft concepts for an 80-acre parcel on State Route 45 north of Center Street and just south of Champion High School and work continues to complete the draft comprehensive plan. He stated that the staff created a preliminary draft of the future land use map and conducted fieldwork to either confirm or adjust their ideas. Mr. Kobak stated that the future land use map is the main element in the plan section and provides the basis for implementing the township's zoning.

**V. DIRECTOR'S REPORT – Continued**

C. HOME Program

Julie Edwards reported that she is working on a down-payment assistance for several homebuyers in Trumbull County. She said that first-time homebuyers may qualify for down-payment assistance through the Warren-Trumbull Home Consortium in the purchase of their home.

D. Enterprise Zone

Mr. Zigmont reported that Reinforcement Systems, Inc./Van Merksteijn USA, LLC had requested an assignment and transfer of the Enterprise Zone Agreement dated July 15, 2009, to Engineered Wired Products, Inc. He said that the City of Warren met and approved this amendment on November 12, 2014, and also the Trumbull County Commissioners met on November 19, 2014, and approved the amendment to the Enterprise Zone Agreement.

Mr. Mahan made a motion to accept the Director's Report of December 9, 2014; seconded by Mr. Sliwinski. The motion carried.

**VI. REPORTS OF COMMITTEES**

A. Plats and Zoning Committee - Lewis Kostoff, Chairman

Copies of the Plats and Zoning Committee Report of December 2, 2014, were included in the Board Members' books for review. Mr. Shader made a motion to accept the December 2, 2014, Plats and Zoning Committee Report; seconded by Mr. Wright. The motion carried.

**VII. RESOLUTIONS FOR ADOPTION**

A. Plats and Zoning Committee Resolutions

Mr. Mahan made a motion and seconded by Mr. Wright to adopt Resolution Nos. 12-2014-63, 12-2014-64, 12-2014-65, 12-2014-66, 12-2014-67, 12-2014-68, and 12-2014-69. The motion carried.

**VIII. OTHER BUSINESS**

- A. Tabled Resolution No. 11-2014-52

Mr. Shader made a motion to remove from the table item No. VII, Resolutions for Adoption, No. 11-2014-52, Mayfield Deed, Hubbard Township, Planning Commission Meeting Agenda, under the date of November 12, 2014; seconded by Mr. Mahan. The motion carried. Discussion followed; see following communications.

- B. Letter dated November 14, 2014, from Buckeye Civil Design, LLC

This letter from Buckeye Civil Design, LLC withdraws on behalf of Mrs. Ellen Mayfield the request to have two residential buildings on one 19-acre lot. Also submitted was an application form for the Withdrawal of a Preliminary Plan from Review and Action by the Trumbull County Planning Commission dated November 25, 2014, also signed by Mrs. Mayfield. Mr. Shader made a motion to accept the two documents and remove from consideration Resolution No. 11-2014-52 since this resolution is no longer necessary because of these two communications; seconded by Mr. Mahan. The motion carried.

- C. Election of Officers

Mr. Mahan made a motion to place Lewis Kostoff's name into nomination and elect as Chairman and James Shader's name into nomination and elect as Vice Chairman of the Trumbull County Planning Commission. The motion was seconded by Mr. Wright. The motion carried.

**IX. ADJOURNMENT**

There being no further business, Mr. Shader made a motion to adjourn; seconded by Mr. Mahan. The motion carried. The meeting was adjourned at 9:50 a.m.

Signed James F. Shader  
Date January 13, 2015