MINUTES
COMMITTEE OF FULL COUNCIL MEETING

7:30 p.m. **May 5, 2009**

Pursuant to Codified Ordinance Section 111.01 (17) and ORC Section 121.22, notice of the following meeting was given on May 1, 2009:

Council Present: Mr. Ranally, Mr. Harrold, Mrs. Manning, Mr. Woodin, Mr. Carr , Mr. Fiala and Mr. Black

Others: Law Director Wiles, City Engineer Sayles, Service Director Tomaselli, Fire Chief Zwegat, Police Chief Straube, Chief Building and Zoning Inspector Smith, Parks and Recreation Director Katz, Finance Director Rogowski, Clerk Radebaugh, Lake County Gazette Reporter McMahon

The Committee of Full Council Meeting was held in Court Room "A".

CHAGRIN RIVER WALK

Council President Ranally asked Mr. Smith for an update on his response from Mr. John Spear of Vintage Development Group regarding a Notice of Violations for the Chagrin River Walk property.

Mr. Smith said that Mr. Spear has asked to come back to Planning Commission. A meeting is scheduled for May 14th where they will be asking for a time extension. They will then come back with another proposal.

Mr. Smith said the developer has complied with five out of six items for storm water/storm management control. The sixth item not complied with is a requirement to reseed the entire site. They will reseed a portion, but until Mr. Smith sees the proposal he is not sure where that will be.

Councilman Woodin asked if there has been any proposal for a water park in this area. Mr. Smith said he had not heard of any proposal. He said that Vintage Development Group had a market study done which shows the best use for the Chagrin River site is residential or assisted living.

Councilman Black asked if the site would remain as it is if the developer would get a time extension and come back with a plan in three or four months. Mr. Smith explained that if they have a development plan, all the equipment, dirt mounds, etc. can stay on the site. Mr. Black commented that the extension will just buy more time for the developer to sit on the property which could be a couple more years. He questioned whether the materials are going to be used on the site since there are signs on the site selling the backfill.

Law Director Wiles commented that the developer still has to comply with seeding the site. Mr. Sayles commented that if the developer is not going to be working on the site within 45 days, it has to be seeded. They will also have to seed the piles of dirt. Councilman Black asked if the developer could be made to remove the materials if they were selling it rather than using it. Mr. Smith said if they are stock piling material to be used on site they need to show that it is going to be used or else they will have to remove it.

ABANDONED PROPERTY – 38878 MENTOR AVENUE

Mr. Smith explained that a response from Mr. Ron Vaughn on April 23rd asked for a meeting with Councilman Fiala and Mr. Smith. Councilman Black and Councilman Ranally have also asked to be a part of that meeting.

Councilman Black said that he had discussed with Fire Chief Zwegat whether this site would be a viable site for a control burn. Chief Zwegat said it could be under certain circumstances. Mr. Black will see if this is an option with the owners.

Law Director Wiles explained that C.O. Chapter 1341 deals with unsafe structures and includes a procedure for the building to be inspected by the city and to be removed if those are the findings.

Chief Zwegat gave an overview of the condition of the building. Plumbing and wiring have been taken out and salvaged. Approximately 1/2 to 2/3's of the drywall is off the ceiling exposing rafters and trusses. He stated that the building is unsafe.

Councilman Ranally said that one concern with burning down the building is the closeness to the homes and businesses. Chief Zwegat said other concerns are that the building owner has to abate any asbestos in the building at his expense and permits have to be obtained from the EPA at the building owner's expense.

Service Director Tomaselli said that if they do a controlled burn, he wants a guarantee that the building will be removed in a certain amount of days.

The Committee of Full Council meeting adjourned at 745 p.m.

Date approved_____

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Jerome P. Ranally, Chairman Clerk of Council