

# WOOSTER CITY COUNCIL MINUTES

5/16/2022

## I. ROLL CALL & ORDERING OF AGENDA

President Mike Buytendyk called the regular meeting of Wooster City Council to order at 7:30 p.m. Clerk Lynne DePaulo called roll with the following members present; Craig Sanders, Mark Cavin, David Silvestri, and Jennifer Warden. Members absent: Scott Myers, Barb Knapic, and Robert Reynolds. President Buytendyk stated there was a quorum for the meeting but not enough members to suspend the rules. City Administration present: Mayor Bob Breneman, Finance Director Andrei Dordea, Director of Administration Joel Montgomery and Law Director John Scavelli.

## II. APPROVAL OF MINUTES

Councilman Silvestri moved to approve the minutes of the May 2, 2022 regular meeting, seconded by Councilman Sanders. Upon voice vote, the minutes were approved.

## III. COMMUNICATIONS FROM MAYOR/ADMINISTRATION

Mayor Breneman said the Wayne County Commissioners approved the petition for annexation of the Oak Hill-W. Milltown property at their May 11<sup>th</sup> meeting. The earliest the annexation can come before Council is while they are on summer break. The Mayor asked Council to consider a special meeting for August 15<sup>th</sup>.

He reminded everyone that the Air Stream Rally will begin on the 12<sup>th</sup> and will run through the 15<sup>th</sup>. Many fun activities have been scheduled during the event. Air Streams will be available to tour.

The Mayor thanked the Wooster Exchange Club for holding their reverse raffle that helps fund the 4<sup>th</sup> of July fireworks.

The Memorial Day parade will be held at 9:00 a.m. on May 30<sup>th</sup>. The parade will begin at the fairgrounds and end at the Wooster Cemetery.

## IV. PETITIONS/COMMUNICATIONS FROM PUBLIC –NONE

## V. COMMITTEE REPORTS; PUBLIC HEARINGS

Councilwoman Warden opened a public hearing for the rezoning request of 6.275 acres, parcels 67-002030.002 and 67-002030.006 along Akron Road and Enterprise Parkway. The request is to change the zoning from I-1 to C-3. Planning commission passed the request with a vote of 5-2. Jerry Baker, owner/partner of the property, told Council the reason he is asking for the rezoning is he has someone interested in building a dental office which is not allowed under the current zoning of I-1.

Vince Marion, Planning Manager, gave a summary of the Planning Commission report. The property will be surrounded by industrial zoning rather than commercial. Mr. Marion had recommended conditional use rather than a rezoning.

Councilman Silvestri questioned why a dentist office is not allowed under I-1. The I-1 designation is for light industrial including light industrial office space and corporate quarters. He feels that traffic would be lighter for a dentist office rather than industrial. Mr. Marion said industrial traffic is during shift changes whereas commercial traffic is all day long.

Councilwoman Warden asked if anyone wanted to speak that was opposed to the rezoning. No one came forward. The public hearing was closed.

Councilwoman Warden opened a public hearing for the rezoning request of 2.295 acres, parcel 67-02982.006, along Noble Drive. The request is to rezone from I-1 to C-3. Attorney Matt Long spoke in support of the request. He

stated that the request to go from I-1 to C-3 makes sense for this 2 acre piece since it's a problem for such a small area to be used for industrial.

Councilwoman Warden asked if anyone wanted to speak that was opposed to the rezoning. No one came forward. The public hearing was closed.

**VI. UNFINISHED BUSINESS - NONE**

**VII. NEW BUSINESS**

1. First Reading – ORDINANCE NO. 2022-11

AN ORDINANCE AMENDING PART ELEVEN, ZONING, OF THE CODIFIED ORDINANCES OF THE CITY OF WOOSTER, OHIO, TO REZONE LAND TO C-3 (GENERAL COMMERCIAL) FOR PROPERTY LOCATED ON AKRON ROAD AND ENTERPRISE PARKWAY (Warden)

Councilwoman Warden stated the public hearing had been held on the request for rezoning. She reviewed the request and stated Planning Commission had approved by a vote of 5-2. City staff does not recommend the rezoning request. The legislation was considered to have its first reading.

2. First Reading – ORDINANCE NO. 2022-12

AN ORDINANCE AMENDING PART ELEVEN, ZONING, OF THE CODIFIED ORDINANCES OF THE CITY OF WOOSTER, OHIO, TO REZONE LAND TO C-3 (GENERAL COMMERCIAL) FOR PROPERTY LOCATED ON NOBLE DRIVE (Warden)

Councilwoman Warden stated the public hearing had been held on the request for rezoning. She reviewed the request and stated Planning Commission had approved by a vote of 7-0. The legislation was considered to have its first reading.

3. First Reading – RESOLUTION NO. 2022-20

A RESOLUTION PROVIDING FOR THE ANNUAL TAX BUDGET FOR FISCAL YEAR BEGINNING JANUARY 1, 2023 (Sanders)

Councilman Sanders said this is the annual ORC requirement to file with the county before 7/20/22. Council will review in depth at the next meeting after the public hearing has been held. The legislation was considered to have its first reading.

4. First Reading – ORDINANCE NO. 2022-13

AN ORDINANCE AMENDING CHAPTER 105 OF THE CODIFIED ORDINANCES OF THE CITY OF WOOSTER, OHIO, ENTITLED "WARDS AND BOUNDARIES" (Knapic)

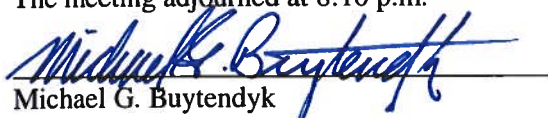
Councilwoman Warden gave a summary of the boundary changes. There is a need to equalize voter representation within the wards after a review of the 2020 census. The legislation was considered to have its first reading.

**IX. MISCELLANEOUS**

Councilman Cavin announced the Safety Committee would hold a meeting on Tuesday, June 21<sup>st</sup> at 6:30 p.m. The committee will meet at City Hall and then walk over to Fire Station #1 to tour the building. The meeting will start after the tour and return to City Hall to discuss the upcoming Fire Station renovation project.

**X. ADJOURNMENT**

Councilman Silvestri motioned to adjourn, seconded by Councilman Sanders. Upon voice-vote, the motion passed. The meeting adjourned at 8:10 p.m.

  
Michael G. Buytendyk  
President of Council

  
Lynne DePaulo  
Clerk of Council