



**Village of Ravenna Planning Commission**  
*Meeting Minutes- February 18, 2020*  
Village Office

**Regular Meeting:** Called to order by Laura Peterson at 7:00 pm.

**Pledge of Allegiance:** Pledged by all in attendance

**Roll Call:**

**Attendees Present:** Laura Peterson-Vice Chairman, Danny Wingard-Secretary, Steve Dohm-Ex-Officio from Village Council, Wes Dault, Jon Morey, Dave Ruble, Gordy Plescher-Zoning Administrator

**Members Absent:** Joe Mrnka-Chairman (excused)

**Others Present/Public Attendees:** (7 total additional public attendee), Stockyard Reps, Neighbors on Slocum Rd North of Rogers Printing, WESCO Reps.

**Meeting Minutes:** Jon Morley made motion to approve the meeting minutes of **January 14, 2020**, Dave Ruble 2<sup>nd</sup> this motion. All in attendance approved this motion, motion carried.

**Approval of Agenda:** Steve Dohm made motion to approve the agenda for **February 18, 2020**, all in attendance approved this motion, motion carried.

**New Business:** (Subjects Discussed during the meeting)

2020 Officer Elections: Laura Peterson for Chairman: Steve Dohm made 1<sup>st</sup> motion, Dan Wingard 2<sup>nd</sup> this motion, All in attendance approved this motion, motion carried.

Wes Dault for Vice Chairman: Steve Dohm made 1<sup>st</sup> motion, Laura Peterson 2<sup>nd</sup> this motion, all in attendance approved this motion, motion carried.

Dan Wingard for Secretary: Laura Peterson made 1<sup>st</sup> motion, Dave Ruble 2<sup>nd</sup> this motion, all in attendance approved this motion, motion carried.

**Old Business:** (Subjects discussed & reviewed during the last meeting)

Noxious Weed Ordinance Review; Tabled, moved to next month.

Noise Ordinance time consolidations; Tabled, moved to next month.

**Public Comment:** WESCO site plan public hearing. New WESO Gas Station site plan review and discussion. Located on corner of Slocum Road and Mortimer Street, currently zoned residential, and rezoned for commercial use. Gordy Plescher Zoning Administrator verified setbacks from road, drainage concern, and Signage conformance, Front of building to face Mortimer Street with 2 entrances off Slocum Road and 1 off Mortimer Street.

Neighbor off Slocum Road across the street had concern about lighting from station shining into house. WESCO reply single LED down focus 22 candlepower being used, minimal lighting across the street.

Stockyard rep. asked about fence between WESCO and the Stockyard. WESCO will be replacing current fence with a new fence and some trees along property line.

Resident asked about the green space in front of the WESCO station along Slocum R. if it would block the driver's vision and viewing purposes pulling out of the station. WESCO plan was for grass and canopy trees along the per village requirements.

WESCO site plan review: Look at overhang variance 2c, 50-foot setback approx. 35ft proposed by WESCO similar to SPEEDWAY. 2b 4242 sq. /ft. special land use, parking along Mortimer St.  
Reviewed signage design and location.

Resolution no. 2020-04-02 Resolution Granting Special Land use For Gasoline Service Station I C-2 Zoning District (3 West LLC-3321 South Slocum Road) see for details: Resolution were offered by member Steve Dohm and supported by member Dave Ruble,

Vote results:

AYES: Laura Peterson, Dan Wingard, Steve Dohm, Wes Dault, Dave Ruble

NAYS: NONE

Absent: Joe Mrnka, Jon Morey

RESOLUTION DECLARED ADOPTED

**Correspondence:** End of the year report from Joe Mrnka, Tabled, and moved to next month.

**Report to the Commission:** Gordy Plescher-Zoning Administrator is establishing a list of permits by address for review for compliance.

**Adjournment:** Dave Rubble adjourned the Village of Ravenna Planning Commission Meeting of February 18, 2020 at 8:25 pm.

**Next Meeting:** Tuesday, Mar 10, 2020 Village Office @ 7 pm.  
Respectfully Submitted, Danny Wingard – Secretary.

Date: 3/6/2020 *Revision: --*