



**Ravenna City Council
Planning Committee Meeting Minutes
April 15, 2024**

The public meeting was held in person in City Council Chambers.

Council present: Rob Kairis, Amy Michael, Paul Moskun, Cheryl Wood, Tim Calfee, Christina West, Matt Harper

Also attending the meeting: Mayor Frank Seman; Fire Chief, Mark Chapple; Service Director, Tim Contant; City Engineer, Bob Finney; Controller, Brian Huff; Council Clerk, Chelsea Gregor; Cliff Soudil, Amy Young, Larry Silenius, Michele Kairis, Rhianna Phillips, Bill Barber, Eric Courtney, Stephen York, Judy Bennett, Kevin Zuber, Darla Fankhauser

Planning Committee Meeting was called to order at 6:01 P.M. by Chairperson, Rob Kairis

The first item was adult use cannabis.

Kevin Zuber and Darla Fankhauser from Supergood Dispensary on Chestnut St. joined Council to discuss the upcoming sale of recreational marijuana in Ohio.

Mr. Kairis explained the conversations that the City has had regarding adult use cannabis and said that the State will allow for medical marijuana dispensaries to have a dual license to dispense recreational marijuana. He suggested implementing a moratorium to prohibit new adult use cannabis dispensaries but said that he does not want to prohibit Supergood from using their recreational license. Mr. Kairis clarified that a moratorium would ban dispensaries in the Central Business District and would exclude Supergood from the ban.

Ms. Fankhauser explained that medical licenses would convert to include recreation cannabis sales. She said that it is important to learn how to write the new rules regarding recreational cannabis and that it would be beneficial to wait until the State has finished writing their rules.

Mr. Zuber shared that recreational dispensaries would be operational in early June.

Mr. Kairis stated that he would like to move forward with the moratorium and to work on the language for that.

Ms. Michael thanked the Planning Commission for proactively bringing forth the item to Council and that she respects their input and decisions. She stated that implementing a moratorium will help the Planning Commission to establish rules and regulations after the State finalizes theirs.

Mr. Calfee addressed distance limitations regarding dispensaries.

Mr. Zuber explained that dispensaries must be at least one mile apart and that they must be 500 feet away from schools.

Mr. Moskun asked if Supergood thinks that they have enough parking.

Ms. Fankhauser stated that they are actively pursuing the property on the north side of the parking lot for additional parking.

Mr. Zuber stated that the clientele is expected to increase and that changes go through a review.

Mr. Kairis asked to leave information so that the City can reach out and said that he will prepare a tracking sheet for a moratorium.

- The item was moved forward.

The second item was safety and City Hall buildings.

Mr. Kairis stated that Judy has met with the architect to design a new park building but said that she has not seen the designs yet.

Ms. Michael stated that the safety buildings should be built first.

Ms. Wood noted that it is normal to have a work session to go over plans with a 5–10-year plan.

Mr. Kairis stated that the City needs to discuss how to finance the new buildings and if a levy will go on the ballot.

Mr. Finney stated that the cost of the safety buildings is approximately \$15 million dollars.

Ms. Michael questioned if the City should go for a levy and stated concern that it could interfere with the school district levy passing.

- The item was for discussion only.

The third item was the CAC Summer Food Program.

Mr. Kairis explained that the item is an annual program that provides lunches at no cost to youths under 18 and to adults with disabilities.

- The item was moved forward.

The fourth item was an update on Design Review Guidelines.

Mr. Finney explained that Perspectus is working to provide a 20-page document for their guidelines but that it could be up to 100 pages. He said that the majority of the documents will be on the website and that the Design Review Commission will review the guidelines. Mr. Finney said that the guidelines should be done in the fall and that the State Historic Preservation Office (SHPO) will need to approve the guidelines.

- The item was moved forward.

The fifth item was a Par Mar Oil Company Liquor Permit at 102 E. Lake St.

Mr. Kairis explained that the city is maxed out on liquor permits and that Par Mar Oil Co. would like to transfer an unused permit from another city to Ravenna. Council discussed the location on Lake St. and that it would be for carryout beer and wine. There were no objections from Council.

- The item was moved forward.

The sixth item was the Old Forge Rd. ditch.

Mr. Kairis explained that the owners of the parcels of property surrounding the ditch would like the City to sell the tributary to them at an estimated value of \$2,800.

Ms. Wood stated that the owners do not have access to one of their parcels of land and that buying the area that divides the parcels would increase the property value and allow access to the landlocked parcel.

Mr. Calfee asked the question if the City and Council wanted to sell the property.

Ms. Michael stated that Council's role is to be fair with taxpayers' money.

Mr. Soudil spoke up to acknowledge that most of Council is against selling the property that feeds into Muzzy Lake and suggested giving the Parsons an easement to the property.

Mr. Kairis noted that the parcel of property that the City owns has intrinsic value.

Mr. Soudil noted that the City could be liable if something happens and that it leads to an important water supply.

Ms. Michael stated that she can't support the item moving forward.

Mayor Seman stated that he would talk to realtor Jack Kohl regarding the property.

Mr. Kairis agreed that it is important for the City to know its options.

- The item was moved forward.

The seventh item was applying for Celebrate Portage grants.

Mr. Kairis stated that the City would like to apply for a \$500 grant through Celebrate Portage for the Parks and Recreation Department Summer Celebration and for the City's 225th Anniversary Celebration.

- The item was moved forward.

Management Update

Mayor Seman explained that Ravenna and Kent are in the middle of their annual friendly food drive competition and asked everyone to help spread the word.

There being no further business for discussion, the meeting adjourned at 6:45 P.M.

ATTEST:

Clerk of Council

**Rob Kairis, Chairperson
Planning Committee**