



**Ravenna City Council
Planning Committee Meeting Minutes
August 11, 2025**

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

Council present: Council President Rob Kairis, Amy Michael, Cheryl Wood, Matt Harper, Tyler Marovich, Tim Calfee, Christina West

Also attending the meeting: Mayor Frank Seman; Police Chief, Jake Smallfield; Service Director, Tim Contant; City Engineer, Bob Finney; Council Clerk, Chelsea Gregor; Larry Silenius, Cliff Soudil, Cynthia Miller, Barbara Niemiller, Greg Francis, Eve Francis, Stacey Woolf

Planning Committee Meeting was called to order at 6:05 P.M. by member, Christina West

The first item was a contract for a roof replacement on the Annex.

Mr. Finney explained that the item is to replace the roof at the Annex and to authorize a contract with JBL Roofing and Construction. He stated that he will be confirming if they will be providing a 20-year material and labor warranty.

- The item was moved forward.

The second item was a discussion on short-term rentals.

Ms. West raised concerns regarding short-term rental properties in the city and addressed multiple complaints about a property that had been operating in a disruptive manner, with reports of loud music, late-night parties, fireworks, excessive occupancy, and even instances of public urination.

Neighbor Stacey Woolf, who attended the meeting, described the impact on residents living nearby, noting that police had been called to the location several times. She questioned whether the property owner had followed proper City requirements for registering the rental and whether the City was able to effectively monitor such situations.

Mr. Kairis explained that the property owner was in violation by failing to register the rental with the City as required by ordinance.

Ms. Wood emphasized the importance of requiring permits, inspections, and adherence to capacity limits, pointing out that other types of businesses in the city are expected to follow similar standards.

Council discussed the need for better enforcement of existing rules, stricter penalties for noncompliance, and whether a cease-and-desist order should be considered until the owner properly registered and complied with city regulations.

Several ideas were suggested to strengthen oversight, including amending the city's housing code, improving communication with platforms like Airbnb and VRBO, updating the city's website with clearer guidelines, and working with title companies or using water bill inserts to ensure that property owners are aware of their responsibilities.

- The item was for discussion only.

Management Update

Mayor Seman provided an update for ongoing discussions regarding a Crystal Lake grant, as well as the potential purchase of the Sunbeau Valley Farm property. He suggested that the matter be placed in executive session at the upcoming Special Council meeting to allow Council to discuss details.

Ms. Michael commented on the possible benefits of acquiring the land, noting that it could be preserved for public use, events, and recreational opportunities.

There being no further business for discussion, the meeting adjourned at 6:54 P.M.

ATTEST:

Clerk of Council

**Christina West, Chairperson
Planning Committee**