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**MAYOR**  
Lynn Eisentrout

**FISCAL OFFICER**  
Kim Pulley

**AGENDA**  
**PLANNING & ZONING COMMISSION**  
August 7, 2019  
7:00 P.M.

**CALL TO ORDER**

**ROLL CALL**

**MINUTES:** July 17, 2019

**ZONING OFFICER'S REPORT** July 2019

**VILLAGE PLANNING**

- Basketball Court

**NEW BUSINESS**

**OLD BUSINESS**

- Dumpsters on Cleveland Ave

**ADJOURN**

**Next meeting:** August 21, 2019 regular meeting, with two fence variances

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**COUNCIL MEMBERS**

Diane Schrimpf  
Joseph Curl

Matthew Star  
Lori Howard

Tony Benedetti  
Tiffany Hughes

**RECORD OF PROCEEDINGS  
VILLAGE OF MINERVA PARK**

**Planning & Zoning Commission**

**July 17, 2019**

**Minutes**

*Chairperson Pam Park-Curry called the meeting to order at 7:05 p.m.*

**Roll Call:** Council Liaison Tony Benedetti (not present for entirety of meeting), Mayor Lynn Eisentrout, Chairperson Pam Park-Curry, Lisa Craddock-Thitoff, Donna Kopecky, Village Planner Eric Fischer

**Zoning Officer's Report:**

- ❖ The report is within the packet.

**Village Planner Update:**

- ❖ Chairperson Park-Curry asked the Village Planner to update about the basketball court. Chairperson Park-Curry said she had not seen an application. Mr. Fischer said that she did not need to as it was an administrative item and was taken care of as the duties of the Village. He would be providing a copy of the application scanned over soon. Legal Counsel said that the court was a recreational structure and there was nothing in the code or ordinances to address those. They submitted documents for their construction and the Village will inspect the court after it is completed. Chairperson Park-Curry found a section in the development text that stated "Reserves A-H should allow for active or passive recreation but shall not include any improvements other than leisure trails and bike paths." She sees a basketball court as an improvement to the land and that the intention of the development text to not have any improvements to the land. Mr. Fischer said that this section for Reserve J. Reserve J's origins were disputed. Chairperson Park-Curry said she supports the idea of recreational facilities that municipalities provide. She said that if there was to be a basketball court, they should plan it and have it someplace safe. Donna Kopecky said that Planning and Zoning's intention has always been to have the lots over by the playground in order to put things in. She asked if the issue was with making sure the land was conveyed to the Village. Chairperson Park-Curry said that it was with the fact that M/I thought they could do whatever want with the land and that they have moved so fast. She does not want to inherit a basketball court that is not well-made. Mr. Fischer said that M/I would stand by their work with the basketball court and they are spending a significant amount of money on its' construction. Discussion ensued about how long the basketball court has been discussed as a project. Chairperson Park-Curry said that since Reserve J was not mentioned in the section that talks about M/I owning the land and that that conflicts the Village being able to taking it back. Mr. Fischer said that these were lots that are clearly stated in the development text and should be accepted. Chairperson Park-Curry said that if they are going to do a basketball court, they should do it right and she had been doing some research about the construction of basketball courts. She does not think M/I is constructing it right or that it is safe.
- ❖ Mr. Fischer said the area they planned out with the landscape architect was seeded. M/I put in erosion control. In the Fall, M/I will go and reseed.
- ❖ Mr. Fischer said there is not a lot of space for the dumpsters in the Cleveland Avenue area. The Village controls the alleyway and that it is paved to a certain point. Mr. Fischer believes they could get the property owners to move the dumpsters to the rear. There would need to be coordination with the overhead lines. Chairperson Park-Curry said if they moved the dumpsters, they would need to follow the new code where it would need to be screened. She said it was her understanding that it was not easy for a truck to get to maneuver in the alley to empty the trash. Mr. Fischer said he took some measurements and that there is room for a truck to move around. The only trick is the communication lines on the poles. Chairperson Park-Curry would like to see additional dumpsters that are closed so that she cannot see trash.

**Old Business:**

- ❖ Lisa Craddock-Thitoff looked at Upper Arlington's tree planning lists. She took Minerva's tree list and compared the two. She discussed tree sizes and tree desirability. She suggested having a designation for the street trees if they need to be replaced. Mr. Fischer said that M/I will have a list of trees mapped out. A list of undesirable trees and street trees will be made.
- ❖ Lisa Craddock-Thitoff wants to see some maps of the Village and a master plan. Chairperson Park-Curry said the first steps would be to get maps. There are reserves in the Village that they would like to see mapped out.

**RECORD OF PROCEEDINGS  
VILLAGE OF MINERVA PARK**

**Planning & Zoning Commission**

**July 17, 2019**

**Minutes**

- ❖ There was a rumor of a house being used as a vacation rental or as an Air B&B.
- ❖ Lisa Craddock-Thitoff said that there are sections next to Minerva Lake Road across from the triangle that do not look nice and wanted to know if they would be getting work done to make it nicer. Mr. Fischer said something like this could go on a list that they would give to M/I as they are wrapping up their construction over the next year.

**Citizens' Comments:**

- ❖ Chairperson Park-Curry opened the floor to residents who attended the meeting.
- ❖ Mr. Fischer reiterated that the land was private property and that there was a permit submitted for the basketball court.
- ❖ Dick Busick of 2824 Maplewood Dr stated that there was rapid acidity in the rain on the project site. He said that Reserve J is either a reserve or it is not. He said it cannot go both ways. Mr. Busick said that this was not a minor item to approve. Mr. Busick said that he does not want the court to crack.
- ❖ Bob Caley of 2847 Maplewood Dr said there was a basketball court in someone's backyard in the Village and that it was a nightmare because it attracted a lot of people and there was noise with boom boxes and rap music with language. He said people would be coming in from all over to use this basketball court and there is no parking.
- ❖ Rick Walsh of 5174 Lakeland Ct said that there were pickup basketball games down by Ohio State dorm living that were constant. There would be no control for just ensuring the courts use for residents only. There is no parking available. There could be a bunch of cars parked on the side of the street where someone could get hit. He was also concerned about a potential dog park that would be a biohazard maintenance.
- ❖ Deb Walsh of 5174 Lakeland Ct asked if the Planning and Zoning commission approved the basketball court based off of a child's idea. She asked if Mr. Fischer approved it. She said she never saw anything in The Villager about a basketball court. She said no one asked the taxpayers of the Village if they would want that greenspace taken down. Mr. Fischer said that M/I is building this on private property and that they do not need to get public approval.
- ❖ David Roscoe of 2857 Maplewood Dr said that he hears the private basketball court all the time. He guarantees the new one will be a noise nuisance. He has done research on parklands and city regulations and thinks that this section is just a pocket park. The basketball court will become a full attraction and he does not see any accommodations for water or bike racks.
- ❖ Discussion ensued about a stop work order or council approval for the basketball court.

The meeting adjourned at 8:50 p.m.

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Mayor Lynn Eisentrout

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Chairperson Pam Park-Curry

VILLAGE OF MINERVA PARK  
**ZONING & CODE ENFORCEMENT REPORT - July 2019**

Address	Date	Violation	Code Section	Description	Letter Sent	Correct By	Letter #	Status	Closed/Abated	Case #-Yr	Notes
5360 Ponderosa	7/1/2019	Inoperable Vehicle	1282.08	Inoperable Vehicles	7/1/2019	7/11/2019	1				Vehicle Repaired
5294-5298 Cleveland	7/1/2019	Dumpsters	1480.12	Dumpsters	7/2/2019		0				Dempster Dumped and cleaned
2921 Berry Ln Ct	7/1/2019	High Woods	665.01	Weeds	7/2/2019		0				No Violation/Inspected
2769 Maplewood	7/12/2019	Weeds/Grass	665.01	High Woods and grass			0				In contract for sale. Has been cut
5361 Ponderosa	7/11/2019	665.1		Tree Limb complaint blocking stop sign			0				Tree Limbs Cut/Maintenance
3022 Green Line		Stop Work Order									
2826 Lakewood		Fence		Delivered							
4852 Black Sycamore	7/31/2019	Variance Photos		Variance Application for fence corner lot							
3102 Wolfbitch	7/31/2019	Variance Photos		Variance Application for fence corner lot							
3003 Minerva Lake	7/2/2019	HighGrass	665.01	High grass and weeds	7/2/2019	7/5/2019	3		Closed		Grass Cut
5460 Cleveland Ave	7/11/2019	High Grass	665.01	High grass and weeds	7/11/2019	7/17/2019	1		Closed		Grass Cut
2510 Wildwood	7/11/2015	Overgrown Hedges	665.10	Hedges growing over sidewalk on corner	7/11/2019	7/17/2019	1		Closed		Hedges Cut
2759 Maplewood	7/12/2019	Inoperable Vehicle	1282.08	Van in front with flat tire	7/12/2019	7/19/2019	1		Closed		Vehicle repaired
2992 Green Line Way	7/12/2019	High Grass	665.01	Grass extremely high along rear fence line	7/12/2019	7/17/2019	1		Closed		Grass Cut
2806 Minerva Lake	7/18/2019	Dead limbs / brush	665.02	Dead branches and limbs in rear of property	7/18/2019	7/28/2019	2		Open		Dead limbs and and branches has not been removed from rear.
5400 Park Lane Ct	7/18/2019	Dead limbs / brush	665.02	Dead branches and limbs in front of property	7/18/2019	7/28/2019	1		Closed		Dead limbs and branches has been removed from front of property.
5304 Cleveland Ave	7/22/2019	Overflow Dumpsters	1480.12	Dumpsters overflow. Trash and debris scattered outside of dumpsters	7/22/2019	7/27/2019	1		Open		Mayor has spoken with property owner for additional trash pick-up
2818 Minerva Lake	7/22/2019	Dead limbs / brush	665.02/1480.12	Piles of wood, limbs and debris accumulated and stored outside on the property	7/22/2019	7/27/2019	1		Closed		Wood, limbs and brush stored outside in driveway has been removed.
3077 Wolfbitch	7/23/2019	Patio Permit		Delivered							
2640 Wildwood	7/10/2019	Electrical Permit		Delivered							
2986 Green Line Way	7/18/2019	Fence Permit		Delivered							
4871 Black Sycamore	7/16/2019	Patio Permit		Delivered							
4899 Black Sycamore	7/19/2019	Patio Permit		Delivered							