

Special Planning Meeting December 16, 2020 6 PM

This meeting is a continuation of the Site Plan Review for a Dollar General store proposed for construction on vacant land located on the East side of Main St. at Orchard St. (Portage County Permanent Parcel #24-041-13-00-094-00) in the Village of Mantua.

Called to order at 6:01 PM by John Clark

Roll Call: Tammy Meyer, John Clark, chairperson, Scott Weaver, Wes Hawkins, Mayor Clark

Others: John Trew, Village Administrator, Michele Stuck, Solicitor, Gene Arters, CT Consultants, Hugh Thomas, BL Companies, Casey Martin, BL Companies, Audrey, BL Companies

Gene had submitted questions and comments to Hugh Thomas and everything was answered by Jordan, except more work has to be done for the storm sewer.

Mayor states the decision tonight would not include the sanitary sewer. The county is taking over the water and sewer and needs to be a part of the process.

John Clark read concerns from residents.

Ellie Stamm

Wants to know about exterior. John Clark said what the plans have is pretty much perfect. It is right in line with the Depot. He thinks the lap siding and the red brick will be good. All members agreed.

No inventory not to be displayed outside the store. If we want to do something about that, it has to be Village wide. We would have to tell all the shops that they could not have to put anything on the side walk. Tammy agreed. Wes said that it would not be handled in the Site Plan Review process, it would have to go thru Planning. Scott said that at Council they decided that the Village could not pick on one company it had to be Village wise.

Elly had a problem with the sign, and it has been taken care of with the passage of the new sign ordinance. Dollar General has not applied for a sign permit, and the Mayor thinks that Dollar General will work with the Village. Casey notified the sign company of the sign changes

Garbage containers – already taken care of

Eddie Benner

Eddie had the same concerns as Elly, and they have all been taken care of. She also requested that they use historic light poles that the Village wants to use in the future. John Clark and Scott agree that they are not going to tell them what light poles are going to put in.

Problems with maintaining landscaping is by Dollar General Corporate. We have a zoning code for this and can fall back on it.

Tammy said that there would be a chain link fence on top of the retaining wall? Poured concrete wall with a grey chain link fence. It keeps anyone from back there from falling over the wall. Mayor asked for a picture of this. Gene pulled up a picture. Hugh said that the one side is screened by arborvitae, and will not be seen.

All agreed that Hugh Thomas took care of all the concerns.

Motion to approve site plan by Scott, Second by Tammy. All voted yes.

There will be paper work that will be approval for the site plan, that Casey asked to have a copy of. It will be scanned and sent to Casey.

Motion to adjourn by Scott. Second by Tammy. All voted yes.

Meeting adjourned at 6:24 PM