



# City of Gahanna

## Meeting Minutes

### Planning Commission

200 South Hamilton Road  
Gahanna, Ohio 43230

*Thomas Shapaka, Chair*  
*James Mako, Vice Chair*  
*Michael Greenberg*  
*John Hicks*  
*Michael Suriano*  
*Michael Tamarkin*  
*Thomas J. Wester*

*Pam Ripley, Deputy Clerk of Council*

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Wednesday, January 11, 2023

7:00 PM

City Hall, Council Chambers

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**Organization Meeting 7:00 pm; Regular meeting to follow**

**A. OATH OF OFFICE - MAYOR LAURIE A. JADWIN**

Mayor Laurie A. Jadwin administered the Oath of Office to John Hicks and Michael Tamarkin who will serve a three year term of 1/1/2023 to 12/31/2025.

**B. CALL TO ORDER: ORGANIZATIONAL MEETING - MAYOR LAURIE A. JADWIN**

**Pledge of Allegiance, Roll Call**

Gahanna Planning Commission met for their Organizational meeting on January 11, 2023. The agenda for this meeting was published on January 6, 2023. Mayor Laurie A. Jadwin called the meeting to order at 7:01 p.m. with the Pledge of Allegiance led by Shapaka.

**Present** 7 - Michael Suriano, Thomas J. Wester, Michael Greenberg, Thomas W. Shapaka, James Mako, John Hicks, and Michael Tamarkin

**C. ELECTION OF CHAIR**

Mayor Jadwin opened the floor to nominations for Chair.

**Motion was made by Tamarkin, seconded by Hicks, to nominate Thomas Shapaka as chair.**

**Motion carried with the following vote:**

**Yes:** 7 - Suriano, Wester, Greenberg, Shapaka, Mako, Hicks and Tamarkin

Mayor Jadwin turned the meeting over to the chair.

**D. ELECTION OF VICE CHAIR**

Shapaka opened the floor to nominations for Vice Chair.

**Motion was made by Greenberg, seconded by Suriano, to nominate James Mako as Vice Chair.**

**Yes:** 7 - Suriano, Wester, Greenberg, Shapaka, Mako, Hicks and Tamarkin

**E. ESTABLISH DAY/TIME OF REGULAR MEETING**

Shapaka stated Planning Commission Meetings are on the 2nd and 4th Wednesday January through October, the 1st and 3rd Wednesday November and December at 7:00 p.m. Workshops and Special Meetings as needed.

No discussion from the Commission.

**F. PLANNING COMMISSION REPRESENTATION ASSIGNMENTS BY THE CHAIR:**

**Council Liaison - Planning Director Blackford**

**G. ADJOURNMENT OF ORGANIZATIONAL MEETING**

There being no further business the Organizational meeting adjourned at 7:06 p.m.

**\*\*REGULAR MEETING\*\***

**A. CALL MEETING TO ORDER**

Gahanna Planning Commission met in regular session on January 11, 2023. The agenda for this meeting was published on January 6, 2023. Chair Shapaka called the meeting to order at 7:06 p.m.

**B. ADDITIONS OR CORRECTIONS TO THE AGENDA - NONE**

**C. APPROVAL OF MINUTES**

2023-0001

Planning Commission minutes 12.7.2022

**Motion was made by Hicks, seconded by Wester, that the Minutes from December 7, 2022, be approved.**

**Motion carried with the following vote:**

**Yes:** 6 - Suriano, Wester, Shapaka, Mako, Hicks and Tamarkin

**Abstain:** 1 - Greenberg

#### **D. SWEAR IN APPLICANTS & SPEAKERS**

Assistant City Attorney Matt Roth administered an oath to those persons wishing to present testimony this evening.

#### **E. APPLICATIONS - PUBLIC COMMENT**

DR-0001-2023 To consider a Design Review Application for a building design for property located at 57 Granville St.; Parcel ID: 025-000202; Current Zoning OG-2; Nth Degree; Neal Hauschild, applicant.

Director of Planning Michael Blackford provided a summary of the application; see attached staff presentation. Blackford said the design review application is zoned Old Gahanna mixed use district and has more rules regarding exterior renovations and improvements. They are requesting to repaint the existing brick Gauntlet Gray, install columns to match the existing trim color, mount cooper wall sconces, install copper planters and add a new main entry door. The design review criteria to consider is as follows: Is it compatible with existing structures? Does it contribute to the improvement of the design of the district? Does it contribute to the economic and community vitality of the district? Does it maintain, protect, and enhance physical surroundings? Staff recommends approval of the application.

Chair opened public comment at 7:13 p.m.

Applicant Neal Hauschild is available for questions.

Clerk confirmed there were no comments from the public.

Chair closed the public comment at 7:13 p.m.

Chair called on questions from the Commission; Suriano asked if the column covers will be squarer. Hauschild said they will be a shaker style column.

**A motion was made by Suriano, seconded by Mako, that the Design Review be Approved.**

**The motion carried by the following vote:**

Yes: 7 - Suriano, Wester, Greenberg, Shapaka, Mako, Hicks and Tamarkin

**F. UNFINISHED BUSINESS**

**G. NEW BUSINESS**

**DISCUSSION - RULES OF PROCEDURE**

RULES-0001-20 Planning Commission Rules Of Procedure - Proposed Draft 1.11.2023  
23

Shapaka said regarding 7.4.4 there is a question if the amount of time and applicant has to comment on their application should be listed. Roth said it might be beneficial to list the applicants initial time limit to speak, three minutes seem appropriate. Hicks said that the rules should include a time limit with additional time at the discretion of the chair. Hicks does not have strong feelings whether it is three or 10 minutes. Greenberg agrees that there should be a time limit. Shapaka said he thinks that if a time is stated they might take that the to advantage of saying that's their time to speak. Greenberg suggested adding the statement that additional time is at the discretion of the chair. Suriano said that 10 minutes is sufficient to make a presentation.

The following change was made to 7.4.4.

7.4.4 The applicant, or their representative, shall be given 10 minutes to make a presentation or comment on the application(s). Additional time, if needed, may be requested and permission is at the discretion of the chair.

Shapaka asked for any additional clarification or comments. Deputy Clerk Ripley shared that most of the changes were cleaning up language and making the document consistent with other Commissions and Board Rules. Director Blackford said that 5.2 is proposed to say that Planning Division is the responsible staff. Blackford is recommending it say appropriate administrative staff is responsible. Various staff members are required to act on the items.

The following change was made to 5.2

5.2 Appropriate administrative staff shall be responsible for accepting applications that require Planning Commission action, obtaining staff comments, and once accepted and complete, forwarding to the Clerk by noon on Thursdays.

**Motion was made by Hicks, seconded by Greenbert, that the Rules of Procedure be approved as presented as amended.**

**Motion carried with the following vote:**

Yes: 7 - Suriano, Wester, Greenberg, Shapaka, Mako, Hicks and Tamarkin



**H. OFFICIAL REPORTS**

**Assistant City Attorney - None**

**Director of Planning - None**

**Council Liaison**

Director Blackford shared that January 2, 2023, was the Organizational meeting for City Council.

**Chair**

Shapaka thanked the Commission for the appointment of Chair.

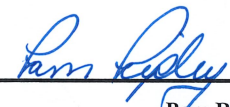
**I. CORRESPONDENCE AND ACTIONS - NONE**

**J. POLL MEMBERS FOR COMMENT**

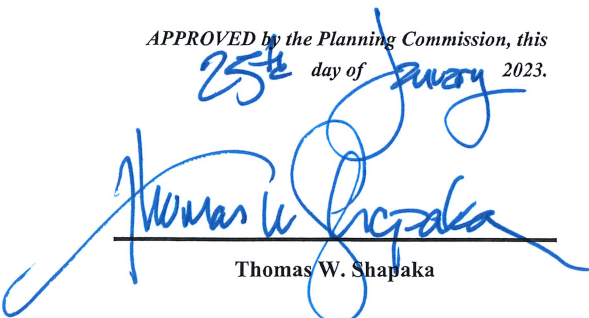
Hicks congratulated the Chair and Vice Chair. Wester congratulated the Chair and Vice Chair. Greenberg congratulated the new leadership. Suriano congratulated Mr. Shapaka and Mr. Mako. Mako thanked everyone.

**K. ADJOURNMENT**

There being no further business the meeting adjourned at 7:30 p.m.

  
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Pam Ripley  
Deputy Clerk of Council

APPROVED by the Planning Commission, this  
25<sup>th</sup> day of January 2023.

  
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Thomas W. Shapaka