

PAINESVILLE TOWNSHIP ZONING COMMISSION
MEETING MINUTES
Monday, March 10, 2025
Painesville Township Office 55 Nye Rd. Painesville Twp., OH 44077

Chairman Ted Galuschik called the meeting to order at 6:30 P.M. The Pledge of Allegiance was recited. A roll call revealed that a quorum was present.

Roll Call: Ted Galuschik, Mark Ruth, John Haught, Darrell Webster, Jim Corrigan

Absent: John Everette

Staff Present: Director of Zoning Sean Ischay, Legal Counsel Mandy Gwartz, Zoning Secretary Rachel Muro

INQUIRIES FROM THE PUBLIC: None

REGULAR MEETING:

- The November 13, 2024, Meeting Minutes were approved as amended.

November 13, 2024, Meeting Minutes Approved

PUBLIC HEARING: No Public Hearing was

SITE PLAN/ARCHITECTURAL REVIEWS:

- **Purpose of New Business: 2025-0001-ZC:**

Site plan/Architectural Review for a 3,943 sq ft building for Amplify at 2150 Mentor Avenue.

- **Testimony from Audience:** Eli Crisafio spoke for the request. A brief description was given of the proposed facility. Photos were shown for how the building will look, along with color schemes, parking, landscape, parking, and drive thru set up.

The Zoning Commission Members discussed the following: reasoning for approval of Variances and Conditional Use from the Board of Zoning Appeals, what the privacy fence for the back of the property will be made of and the look, what type of product would be sold, other locations of the same set up, the dispensary will be governed by the state of Ohio, the amount of parking spaces needed and flow of the drive thru, no growing will be done on site and only consist of sales, what landscaping will need to be changed, the color of brick and tones of the building with the help of Zoning Staff, lastly how the motion should be handled with conditions that the Variances be approved from the Board of Zoning Appeals.

- **Recommendation of Zoning Inspector:** Director of Zoning, Sean Ischay gave a staff report regarding the following: curb cut updates with ODOT, flow of the drive thru for the proposed business along with connectivity of other businesses, Variances and Conditional Use needed from the Board of Zoning Appeals, conversations held with the Lake County Planning Commission, landscaping, and feedback from the Trustees.

- **Motion For Site Plan:** Mark Ruth made a motion to approve **Case 2025-0001-ZC** with the following conditions:
 1. Contingent on approval of Variances
 2. Removal of trees on the southwest parking island
 Jim Corrigan seconded.

Roll Call: Ruth- Aye Chairman- Aye
 Haught- Aye
 Corrigan- Aye
 Webster- Aye

Motion carried. **Site Plan Case 2025-0001-ZC approved**

NEW BUSINESS: Election of Officers

- **Motion for Chairman:** Mark Ruth made motion to re-elect Ted Galuschik as Chairman. Seconded by Darrell Webster.

Roll Call: Ruth-Aye Chairman- Abstain
 Corrigan- Aye
 Webster- Aye
 Haught- Aye

Motion carried. **Ted Galuschik as Zoning Commission Chairman approved**

- **Motion for Vice-Chairman:** Darrell Webster made a motion to re-elect Mark Ruth as Vice-Chairman. Jim Corrigan seconded.

Roll Call: Haught- Aye Chairman- Aye
 Webster- Aye
 Corrigan- Aye
 Ruth- Abstain

Motion carried. **Mark Ruth as Zoning Commission Vice-Chairman approved**

NEW BUSINESS CONTINUED:

- John Haught held a discussion regarding rotation of Commission Members as Chairman and Vice-Chairman.
- John Haught held a discussion regarding Zoning Conferences and informational meetings.

OLD BUSINESS: None

DISPENSATION OF CLOSED PUBLIC HEARINGS: None

ZONING INSPECTOR'S REPORT:

- Regional Planning Zoning Workshop- June 13, 2025
- October 13, 2025, Meeting Date changed due to the office being closed. The meeting will be moved to Monday, October 6, 2025.
- A discussion was held regarding possible Text Amendments, Site Plans ect.

Next Meeting will be on Monday, April 14, 2025.

Meeting adjourned at 7:15 P.M.

ADJOURNMENT


Ted Galuschik, Chairman


Rachel Muro, Zoning Secretary