

Cuyahoga Falls City Council
Minutes of the Public Affairs Committee Meeting
October 7, 2013

Members: Jerry James, Chair
Paul Colavecchio
Vic Pallotta

Mr. James called the meeting to order at 7:20 p.m. All members were present.

The minutes from the September 16, 2013 Committee meeting were approved as submitted.

Legislation Discussed:

Temp. Ord. B-72

Temp. Ord. B-73

Discussion

Temp. Ord. B-72

An ordinance approving the application of Portage Crossing, LLC for the designation of a Community Entertainment District at the Portage Crossing Redevelopment Site, making certain findings in connection therewith, and declaring an emergency.

Mr. Janis stated that Section 4301.80 of the Revised Code permits Council to create a community entertainment district of 20 acres or more. The law also allows the number of liquor permits to increase. Upon Council's approval, this will go to the Department of Liquor Control, who will verify the findings of Council.

Steve Rubin stated that community entertainment districts (CEDs) are a new way to manage large scale developments. The first CED created was Cedar Point. Over the years, the amount of required acreage has come down and others have used this as a vehicle to avoid the constant trading and selling of liquor licenses. Portage Crossing falls within the guidelines. The project would be able to have five liquor licenses for restaurant-type establishments. This will help the developer bring business in. Mr. James stated that Giant Eagle would benefit from this and asked if there would be others. Mr. Rubin replied that Burger Fi is one and perhaps also Aladdin's. They also have a large restaurant deal they have not yet completed. They will probably use four to five of these licenses. All this does is allow the developer to market the space. It is a significant help to market to a restaurant so they know they will not have to worry about how they are going to find a liquor license.

Mr. Colavecchio asked if this is something where someone had to sell a license to create it or is it a whole new thing. Mr. Rubin stated it is a whole new thing that started because Cedar Point was having so much trouble getting licenses so Columbus crafted this ordinance to allow them to do what they need to do to be successful. Over time, Columbus started realizing this was not a bad idea. This is appropriate only for major developments and it has a certain ratio and must meet certain criteria. Mr. Colavecchio asked if Giant Eagle was going to be a state liquor store. Mr. Rubin had not yet received the final plans but knows that is what they want to do. Liquor stores are in most of their market districts. They also have a large beer and wine department. Mr. Colavecchio stated he heard rumors that Giant Eagle was taking over a state liquor store. Mr. Rubin did not believe that was the case but wasn't sure. He stated there were a lot of state stores years ago but the state wanted to move away from running them.

Mrs. Snyder asked who would determine the level of the liquor licenses. Mr. Rubin stated these would be five full service liquor licenses. He did not know how Giant Eagle works within that.

Mr. Pallotta moved to bring out Temp. Ord. B-72 with a favorable recommendation, second by Mr. Colavecchio. Motion passed (3-0).

Temp. Ord. No. B-73

An ordinance accepting certain easements from Portage Crossing, LLC for the installation and maintenance of electric utility facilities at the Portage Crossing Redevelopment site, authorizing the Mayor to execute corresponding easement documents, and declaring an emergency.

Mr. Guerra stated this is a companion ordinance to Temp. Ord. B-66. These easements are the easements that are in the plat. This ordinance allows the Mayor to execute legal documents that will be filed with the plat. This just formalizes the easements discussed in B-66.

Mr. Colavecchio moved to bring out Temp. Ord. No. B-73 with a favorable recommendation, second by Mr. Pallotta. Motion passed (3-0).

The meeting adjourned at 7:30 p.m.