

Cuyahoga Falls City Council
Minutes of the Community Development Committee Meeting
June 19, 2006

Members: Diana Colavecchio, Chair
Kathy Hummel
Mary Ellen Pyke

Mrs. Colavecchio called the meeting to order at 6:40 p.m.

The minutes of June 5, 2006 were approved as submitted.

Legislation Considered:

Temp. Ord. A-75

Discussion:

Temp. Ord. A-75

An ordinance implementing Sections 3735.65 through 3735.70 of the Ohio Revised Code, re-establishing and describing the boundaries of a community reinvestment area in the City of Cuyahoga Falls and designating a housing officer to administer the program and creating a Community Reinvestment Housing Council, and declaring an emergency.

Mrs. Colavecchio read A-75 (second reading). Ms. Syx said the original CRA was adopted in 1997. In 2005, City Council approved the General Development Code which outlined certain planning districts. This legislation calls for a revision of the CRA to encourage development in the new MU-1 (Rural Neighborhood Center) and MU-3 (Sub-Urban Center) zones. These zones are located near the intersections of State and Steels Corners, Wyoga Lake and Steels Corners, State and Bath, State and Graham, and Seasons Road.

Ms. Syx said the revised CRA will include the recently annexed area at the northern boundary. Other areas in the CRA have been re-categorized as E-1 (Employment District) and M-1 (Manufacturing District).

Mrs. Colavecchio asked how much land will be added with the new boundaries. Ms. Syx said 96 acres will be added, resulting in a total area of 8.61 square miles.

Mrs. Hummel referred to the language in CRA legislation passed in 1998 which required the creation of a certain number of jobs and investment dollars. She asked why similar language does not appear in this legislation. Ms. Syx said the minimums have been dropped so that applications can be considered on a case by case basis.

Mrs. Hummel said several of the MU districts outlined in the handout do not correspond to the zoning maps in the General Development Code. Ms. Syx said there was probably an adjustment at some point. She will look into it and provide Council with details before the next meeting.

Mrs. Klinger asked if it would make sense to put the State Road Shopping Center in the CRA. Ms. Syx said that might be a possibility. Mrs. Klinger believes the City should do all it can to encourage development in the shopping center area.

The Committee recommended bringing out Temp. Ord. A-75 for approval.

The meeting adjourned at 6:52 p.m.