

April 1, 2026

PUBLIC HEARING

Franz called the public meeting to order at 6:30 pm. Meeting location 6699 Buffham Rd, Seville OH 44273.

Roll Call: Jack Franz, Carol Rumburg, Melissa Thur, Lucie Petranek, Rick Hawk, Terri Grimm, Doug Lassond.

Franz shared that the first order of business is for Blaster Holdings for a site plan review and new structure. Bob Thorton (was sworn in), engineer for Blaster, presented that at the warehouse located at 8989 Lake Rd would like to add some of the production equipment to this location which would involve changing the use of the property. This would require small manufacturing at this location. Carr asked questions on behalf of the Fire Chief. What is the size of the tank going in? 6 ton tank of CO2. Will ballards be in place? Yes, fence is surrounding the tank.

Zoning Commission reviewed the application. (see exhibit)

Franz confirmed that all of the requests for a structure meet our zoning guidelines.

The use of light manufacturing is a permitted use allowed in the area.

Rumburg makes a motion to recommend approval of the site plan and use application as presented, Grimm seconds the motion. Roll Call: Jack Franz- yes, Carol Rumburg- yes, Melissa Thur-yes, Terri Grimm- yes, Doug Lassond-yes.

Next order of business is the presentation of suggested zoning changes to be sent to the Trustees. Franz shared that everyone who attended was invited as a few of these suggested changes impact the West Greenwich Rd area that is zoned Local Commerical (LC). He shared that we worked with our legal department on this and with the feedback of the public these are the suggested changes. The main change for this area (LC) was around removing similar use and decreasing the allowed building size.

ZI Carr reviewed the suggested changes. (see exhibit)

Rumburg makes the motion to send recommended changes to the Westfield Township Trustees. Thur seconds the motion. Roll Call: Jack Franz- yes, Carol Rumburg- yes, Melissa Thur-yes, Terri Grimm- yes, Doug Lassond-yes.

Audience feedback: Thank you for listening to us. You listened very well. One question asked was about outdoor sports allowed, they see that is still allowed. Love the changes- supports the wants of the community.

Franz explained that the soccer fields are also zoning LC and that is why outdoor sports are still allowed.

Commission agreed they need a special meeting to discuss the Planned Residential Development and general business on May 20th at 6:30 pm.

WESTFIELD TOWNSHIP ZONING COMMISSION

Rumburg discussed upcoming training options. Franz will share those dates and times with the rest of the board.

Hawk made a motion to adjourn at 7:04 pm and Lassond seconded the motion. All in favor.

Minutes completed by Julie Carr.

Signed on 5/20 by:

Jack Franz _____

Carol Rumburg _____

Melissa Thur _____

Terri Grimm _____

Lucie Petranek _____