

**RECORDS OF PROCEEDINGS**  
**CLARIDON TOWNSHIP**  
**PUBLIC HEARING**

**April 15, 2024**

The Public Hearing was called to order at 7:15 pm with the following members present: Trustees- Roger Miller, Jonathan Tiber, Cooper Sherman, and Fiscal Officer- Paula J. Hietanen.

Ms. Hietanen took roll call for attendance. Mr. Miller, Mr. Tiber and Mr. Sherman responded here.

The purpose of this Public Hearing was to discuss a re-zoning request of a portion/section of parcel #12-090313 from R1 Residential Single Family to C General Commercial parcel, owned by McCaskey Properties LLC.

Mr. Tiber explained to the audience that this rezoning request has already been presented and approved/recommended by the GC Planning Commission and Claridon Township Zoning Commission.

Mr. Jim McCaskey, 13400 Mayfield Road, was in attendance to introduce himself and explain what the purpose of his re-zoning request is. He stated that he owns McCaskey Properties LLC, which is a local landscaping business, attached to a 5.3 acre (to be possibly re-zoned) also owned by McCaskey Properties LLC. Mr. McCaskey explained that he is looking to expand his office, and would like to build a new office building on the parcel in question (approximately 2400 square feet building). The rest of the parcel will remain wooded and untouched. During the Zoning Commission meeting, Mr. McCaskey said that there were several residents expressing their concern with loud noises and bright light reflections coming from his business. He is in process of resolving both issues to appease the neighbors.

Mr. Brian Cherne, 12333, Taylor wells Road, was in attendance to express his concern with Mr. McCaskey building another large commercial building in a mostly residential area. He brought up several points that could affect the neighboring properties, such as: more bright building lights pointing at other residential properties, constant traffic and noise from employees and customers in and out of the building, new structure blocking 5G signal from a nearby street pole, employees wandering onto other properties, etc. Mr. Cherne also asked why Mr. McCaskey couldn't build his new building on his existing commercial lot since there is plenty of space to do so. He reminded the BOT of the zoning survey results (recently collected) where majority of the residents voted to decrease the percentage of commercial properties in Claridon Township, and not to increase them.

Mr. Dennis Kellogg, 12455 Taylor wells Road, spoke about knowing Mr. McCaskey for 23 years as a great neighbor and business owner. He added that he's never had any issues with any of Mr. McCaskey's employees.

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Mr. Joe Kronik, 13435 Mayfield Road, also spoke about Mr. McCaskey being a great neighbor and supporting the approval of the rezoning.

The BOT spent some time discussing the pros and cons of approving the re-zoning request, and also asked Mr. McCaskey questions about the type of a building he plans to build.

**MOTION TO AMEND THE ZONING REGULATION TO ALLOW FOR  
COMMERCIAL ZONE- 24-42**

Motion by Mr. Tiber, second by Mr. Sherman to amend the zoning regulation to allow for commercial zone, on a parcel 12-090313, owned by McCaskey Properties LLC. There was no discussion and a roll call vote was taken.

ROLL CALL VOTE:

Mr. Miller: Aye, Mr. Tiber: Nay, Mr. Sherman: Aye.

Motion carried.

**MOTION TO ADJOURN- 24-43**

Motion by Mr. Tiber, second by Mr. Miller to adjourn the meeting.


ROLL CALL VOTE:

Mr. Miller: Aye, Mr. Tiber: Aye, Mr. Sherman: Aye.

Motion carried.

The meeting was adjourned at 8:10 pm.

Respectfully Submitted,

  
Paula J. Hietanen,  
Fiscal Officer

