

COMMUNITY DEVELOPMENT COMMITTEE MEETING AGENDA

MONDAY, SEPTEMBER 8th, 2025

[6:00 P.M.]

Committee Chair ~ Chad Schneider

Final Agenda

1. The matter of approval of meeting minutes from the Community Development Committee Meetings, as circulated, from: July 14th, 2025.

2. The matter of a Rezoning request for 525 Mussey Ave., from Heavy Industrial to Special Industrial.

Referred By: A. Neider Architecture, LLC

[This matter was passed by Planning Commission on 8/12/2025]

3. The matter of a request for a Conditional Use Permit for hazardous materials and hazardous storage at 525 Mussey Ave.

Referred By: A. Neider Architecture, LLC

[This matter was passed by Planning Commission on 8/12/2025]

4. The matter of a request for a Conditional Use Permit for use of a junkyard at located at 525 Mussey Ave.

Referred By: A. Neider Architecture, LLC

[This matter was passed by Planning Commission on 8/12/2025]

5. The matter of a request for a Final Plat for Harvest Meadows, Phase 4.

Referred By: K Hovnanian

[This matter was passed by Planning Commission on 8/12/2025]

6. The matter of a request for Easements for 652 Cedarwood Trail, Harvest Meadows.

Referred By: K Hovnanian

[This matter was passed by Planning Commission on 8/12/2025]

7. The matter of Approving the Annexation of 9.7093 acres of property on Chestnut Ridge and originally located in Carlisle Township and Eaton Township.

Referred By: Asst Law Dir Breunig

COMMUNITY DEVELOPMENT ~ STANDING REFERRALS and PENDING ITEMS:

1. The matter of the sale and purchase of properties and City owned properties and disposal of City properties.
2. The matter of entering into agreements for tax abatement, urban enterprise zones, CRA=s. w/ Finance
3. The matter of acquiring properties for land re-utilization in compliance with Neighborhood Stabilization Program. w/Finance
4. The matter of the acceptance of several subdivisions. *(Subdivisions awaiting completion of sidewalks).*
5. The matter of Determining the Appropriate Course of Action to Restore the Function of the Two Falls Connector Bridge
Referred by: Council Members Davis, Simmons and Callahan *(Joint) (Tabled on Sept. 13, 2021 ~ for further discussion)*
6. The matter of yearly or bi-yearly Inspections on Commercial Buildings to keep the integrity of the City's older buildings.
Referred by: Ken Oswald
7. The matter of discussion of Chapter 735 of the Elyria Codified Ordinances, regarding Massage Parlor Establishments.
referred by: Ward 7 Council Member Cerra and Asst. Dir Calvert (Tabled on 3/10/2025)

September 8, 2025