

CITY OF AURORA  
OHIO  
**Master Plan Review Commission**  
Meeting Minutes  
February 14, 2017  
**Amended**

The Master Plan Review Commission met in a scheduled meeting on Tuesday, February 14, 2017, in Council Chambers of City Hall. Laura Stith, Chairman called the meeting to order at 4:00 p.m.

**ROLL CALL:**

Present:	Matt Gilmore Shannon Keibler Dale Moravec, Vice Chairman Jennifer Stanley Laura Stith, Chairman Joan Tomko, arrived 4:02 p.m. Evan Webster Lucy Zamar
Absent:	Nick Austin
Also Present:	Denise Januska, Director of Planning, Zoning, & Building Division Meredith Davis, Asst. Director of Planning, Zoning, & Building Division John Trew, Director of Public Services Marie Lawrie, Secretary

**OATH OF OFFICE:**

Dale Moravec took the oath of office prior to the meeting.

**ADOPTION OF MINUTES:**

**Motion: To adopt the minutes of the January 26, 2017 meeting**

Mr. Webster moved; Ms. Stanley seconded and the motion carried, 7-0-1, on a roll call vote.

Yeas: Mr. Webster, Ms. Stanley, Ms. Stith, Mr. Gilmore, Ms. Keibler, Ms. Tomko, Ms. Zamar

Nays: None

Abstentions: Mr. Moravec

**UPDATE – REVIEW OF CHAPTER 2:**

Demographics were discussed. According to the American Community Survey, the estimated population for Aurora by the year 2015 would be 15,838. This figure was under estimated and is closer to 16,400 based on the amount of new housing permits that were issued through the Building Department. The increase in population has slowed over the years but is still exceeding the estimate from the last Master Plan

Review. The largest increase in population by age has been in the category of 45 – 54 year olds at 20% and the 5-14 year olds at 15.1%. The population in Aurora has nearly 50% of residents with a Bachelor's Degree or higher education. This figure is higher than the county or state percentages.

Housing was discussed. The data showed that the largest group of dwellings in our city were erected between 1970-1979, with the median year of construction being 1990 overall. Housing values were higher than that of the county and state levels.

Economy, Financial Position, and Income Tax were discussed. It was stated that Aurora was recently recertified with a AAA bond rating and the economy is very stable. The labor force in Aurora is made up of 48% management, business, science, and arts occupations. Natural resources, construction, & maintenance occupations made up the smallest group of residents at 3%. The income tax of 2% was directly in line with nearly all the surrounding communities. Property taxes are in line or slightly lower than most surrounding cities.

Maps were reviewed. Transportation routes and pavement condition ratings were looked at. Wetlands, parks, golf courses, and floodplains were examined. A locational map with population figures for the City of Aurora, Portage County, and Ohio were studied.

#### **REVIEW OF CHAPTER 4 GOALS AND OBJECTIVES:**

The Commission compiled a list of their top 3 goals/objectives from the previous Master Plan. The information will be compiled by the consultants to identify any themes among the members.

Connectivity was mentioned by many members. This included discussion about a rails-to-trails program, and paths that lead to the library and old golf course. Consideration of the senior population including driving golf carts and scooters on secondary streets was stated. The continuation of the city sidewalks was mentioned very favorably.

Land Use as it pertains to recreation was a big topic which included conversations about a recreation center or lifestyle center, outdoor opportunities to play and exercise for all ages. A cross county track, a community pool, basketball courts and tennis courts, shuffleboard and bocce courts were all mentioned. The library was discussed. There are hopes to build a larger, updated library. Outreach to the art community was mentioned including areas within city parks for artwork displays. The March meeting will focus on Land Use.

Historic Preservation was discussed. A conversation took place about defining and preserving the historic districts. Gas lamps were suggested to compliment the area. Possible ways to fund maintenance of the current historic structures was touched on. Further development of the Town Center was mentioned. A future meeting will focus solely on Historic Preservation.

Infrastructure was discussed including the age of our waste water treatment plants. The proper staffing of these departments was mentioned as it pertains to the growth of our community and additional needs that will follow said growth.

Housing and maintenance codes were discussed, including the amounts of renters within our city, the abundance of condominiums being constructed currently and the age and need for maintenance of our established homes. Various design standards were mentioned as pertains to the Architectural Board of Review and separate design standards for the multi-use area which includes the future redevelopment of the Cedar Fair properties. There was discussion about maximizing the redevelopment of the Geauga Lake properties to benefit the residents while keeping the charm and values of Aurora intact.

Development topics were discussed including controlled growth, the strain on schools with overdevelopment **the number of renters**, and avoiding empty big box stores. Controlled signage was also a concern.

**PUBLIC COMMENT:**

Stephen Mansfield, 1254 East Blvd was on hand to make public comment. He encouraged the members to create an appropriate space where teens can congregate with their friends. He recently conducted college entrance interviews with two Aurora students at his alma mater. They both mentioned the lack of an appropriate gathering space for their age group.

**ADJOURNMENT:**

Ms. Stanley moved to adjourn; Mr. Webster seconded, and the meeting adjourned at 5:16 p.m. on a unanimous voice vote.

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Laura Stith, Chairman

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Marie Lawrie, Secretary