

**SUMMIT TOWNSHIP SUPERVISORS**

**Public Hearing #2**

**October 5, 2020**

Chairman Davis called a second public hearing of the Board of Supervisors to order at 6:02

CALL TO ORDER

Zoning Administrator Cass explained that on August 25, 2020 her office received a petition to rezone property located on Parcel ID No. 40-012-066.0-007.03 from R-2 (Residential) to B-1 (Business) from the owners of Kunco Landscape, Inc. Ron and Jessica Kunco would like to move and expand their business, including equipment, materials, and offices to the property located on Johnson Road along I-90.

PURPOSE OF HEARING:  
Request to rezone property on Johnson Rd. from R-2 to B-1

Mr. Kunco further explained that their current facility is located within Wesleyville Borough and is simply insufficient, adding that the purchase of the property is contingent on the rezoning. He added that this landscaping business is not noisy; they intend to leave 100' deep of wooded area as a buffer from the residential area. Materials will be stored off site; there are no retail sales so little to no customer traffic. They have 35-40 employees. Mr. Kunco provided hand-outs showing their vision for the property, a conceptual view of the property and building, and added that the building will be constructed well back from Johnson Road.

Supervisor Welka asked if the driveway and parking area will be paved. Mr. Kunco responded that based on zoning regulations the driveway and front of the building will be paved, the rest of the parking area will be gravel.

CORRESPONDENCE

Secretary Yeast read correspondence from Megan and Eric Duckett expressing their concerns and that they do not support the rezoning request.

PUBLIC INPUT

Mark Sonney, 8152 E. Johnson Road, asked what type of traffic will be generated. Mr. Kunco responded that employees will report to work in the morning, leave for designated work sites and return between 4 pm and 6 pm. They receive no heavy deliveries as most are delivered on-site. There will be minimal aggregate and mulch on site. They will use only Johnson Road and not cut through the neighborhood.

Nick Milano, 8074 E. Johnson Road, expressed safety concerns for the neighbor children who may be riding bikes or walking along Johnson Road. Mr. Kunco responded that their current location is a heavy residential area next to a park. They and their employees are accustomed to the presence of children and will respect their safety. Mr. Kunco clarified that their expansion is for the additional, improved space not to increase their business. Mr. Milano expressed concern that the Wesleyville children are more used to the traffic than Summit children.

HEARING CLOSED

With no further discussion, motion by Lee, seconded by Welka, to adjourn the hearing at 6:16 p.m.

Vote: 3/0

Respectfully submitted,

Christene S. Yeast  
Municipal Secretary  
10/8/2020