

RAVENNA TOWNSHIP
BOARD OF ZONING APPEALS
JEFF GAYNOR, CHAIRMAN, REMY ARNESS,
GARY LONG, JOANN McEWEN, AND CLAIRE MOORE

Jeff brought the meeting to order at 7:00 of the July 8, 2020 meeting.

R/C: Jeff Gaynor-here, Remy Arness-here, Gary Long-here, Joan McEwen-here, and Claire Moore-here, Carolyn Chambers, Zoning Secretary and Jim DiPaola Zoning Inspector also present. Record will show that we have a quorum.

With no old business,

Jeff told the people they must be up front so the micro phone can pick them up and no remarks from the back will be recorded.

Jeff proceeded on to new business for Variance request 2020 BZA 04 for Ravenna Hot Stove Baseball League requesting to modify their Conditional Use at 888 S. Diamond Street to include food service on site in an accessory structure. Is a representative here from the Hot Stove League?

Swears in Ralph Townend 723 Clinton St. Ravenna, Ohio

Jeff: The nature of your request is that you could have permission to sell food at your baseball diamond? Is that accurate?

Ralph: That is correct

Jeff: You actually have been selling food there already? What do you prepare to sell?

Ralph: We prepare prepacked candy, chips, peanuts, seeds and the only thing we cook is hamburg's and hot dogs. We do have a machine that is chili and cheese machine, which we press a button. The cheese is prepackaged and it comes out heated, but the machine is taken care of and cleaned out every night, but other than hamburg and hot dogs that is the only thing we prepare. Everything else is Gatorade, drinks, water really we don't prepare anything that we use the stove for. The hot dogs are put on a roller, the hamburgs are cooked outside on a grill. The last month we ran tournaments in our park and as we purchased a vendors license from the Health Department, they have been down there to check the facility and passed every week with flying colors. Everything is up to standard, we also had our well tested down there, because we have well water. They have been down there and they showed us how to keep our water clean, it's been tested, but I don't know if the results have come back yet. That is basically what we have been doing down there. We have been doing and selling this product down there for 20 some years and then the Covid came about and no one knew that coded up to sell a product so that is the reason this all came about. We didn't know, there's been hundreds of people in the community use the facilities, I'm the presents down there and we didn't know this wasn't done preciously. When we had to report to the Health Department that we were having tournaments that's when the ball opened up and we didn't know you had to have concession stand, we didn't know you guys were zoned to have a concession stand. But it has been down there for, I don't know how many years, but I have been down there for about 13 years now we have never had this come up to us, but now we are and it is all

volunteer park down there. We make no money, we are nonprofit we're a 5013C. We make no money off of it, every penny that we take in, we use it to make the field in better shape, we buy dirt, bases, fencing or whatever for the kids of the community. So whatever, we are down there mowing the grass to keep the park up, it's all done by volunteers we do not take anything.

Remy: What about your drain system?

Ralph: The draining system, with the department, they showed us how to make a, like a sink, but in the mean time they showed us how to clean and sterilize. The drainage, as far as the runoff, we have holding tanks that all our down sprouts go into so we work with the vegetation and porta potties, they have the access. The Health Department has been down there and they know what we have down there.

Jeff: Any other questions?

Remy: Do you have a profit in place?

Ralph: Yes, as hot food, when we make it, it is discarded every night and the cheese and the chili is also discarded every night. The only things like the chips, condiments and things like that when it is not being used we put it in a refrigerator. But the chips and all that we rotate. The Health Department checked all that.

Remy: You have like raw hamburger and stuff like that.

Ralph: We have like 3 or 4 refrigerators in there and a couple of freezers. They checked the temperatures on those and made sure everything was up to standard on those.

Claire: How often do they check this out?

Ralph: They check us out every week. We only run tournaments on the weekends. For us, we are a nonprofit, we have no money coming in. We have to inform the Health Department when we are having tournaments down there. What we did when people came into the park we got their name and number and address. But, if there was a breakout we have a list of people to notify. The Health Department came down there every Saturday to make sure everything was being done.

Claire: Are they there every Saturday?

Ralph: Hopefully we get to the point where we get a permit where we can just run it the whole season, but, if not right now we purchase at \$75.00 every time we have a tournament. So we call them and let them know we are having a tournament and we fill out the paper work and send them the money and they have someone come down and check on it and make sure it is up to.....

Gary: Is there anything on the State level that says you have to have a permit?

Ralph: I don't believe so, if it is, I'm not sure what the requirements are. I know the Health Department has made us qualify for all this. We have worked with them closely to make sure everything is right.

Gary: Is there any plans to use the facility other than baseball this Year?

Ralph: No, that is the only thing we use it for, we don't rent those facility out. That is the whole point is to use it for tournaments to raise money. We raised like \$4,000.00 to help pay our taxes and electric bill and we have a few things we have to pay this year. But, without running those tournaments we would have to fold.

Jeff: The Thunderbirds don't fly there anymore do they?

Ralph: Yes, they do, they're still down there.

Jeff: Any other questions from the Board? What would happen if we denied your permission?

Ralph: Like I said in the beginning, we have no way of making money, and if we don't make money, we don't survive and if we don't survive then we put 150 kids back on the street. I hate to say it like that, but it is the truth. We do it for the kids, we don't do it for the money. That's the reason we do it, for the kids, not for us. If you guys deny it, what do we do, throw our hands up and say we're good.

Jeff: Do you charge admission?

Ralph: No, we did on the tournaments, we've got people coming in from Pa, from Indiana and they say it is beautiful back here. There's a lot of people in Ravenna that don't even know this park is down here. There is a lot of kids in Ravenna that come here and play baseball.

Jeff: Is there any place new by that does Hot Stove League?

Ralph: None in Ravenna, Rootstown use to do it, but they pulled their charter.

Jeff: Any other questions or comments from the Board? Does our Zoning Inspector have anything to say about this?

Jim: Just that it is a modification of their Conditional Use. It includes the bare essentials to their modification.

Jeff: I would, for one, like to see this for only the baseball season.

Ralph: The only reason we would do this is for a fundraiser and most of the fundraisers that we have are held at the Elks club, they are not held at our park. We would be using our facility only for baseball games, we don't use it for anything else.

Jeff: Anything else?

(inaudible) train

Remy: I move that we accept the 2020 BZA 04 for the Hot Stove Baseball League to continue to use the facility for food service and meet the Health Department Standards and requirements and only used during the events for the club.

Gary: I second it.

R/C: Claire Moore – yes, Joann McEwen – yes, Gary Long – yes, Remy Arness – yes and Jeff Gaynor - yes.

Jeff: Your request has been passed, there is a 30 day appeal. If anyone else would appeal or decision other than that you are free to go.

Jeff: We need to journalize our decision for tonight.

Remy: I so move to journalize

Claire: I second

R/C: Remy Arness- yes, Jeff Gaynor – yes, Gary Long – yes, Claire Moore – yes, and Joann McEwen – yes.

Jeff: We need to approve the minutes from our March 11, 2020 as presented to us.

Gary: I move we accept the minutes as presented to us.

Claire: I second it

R/C: Claire Moore – yes, Gary Long – yes, Joann McEwen – yes, Remy Arness – yes, and Jeff Gaynor – yes. Minutes approved.

Jeff: I move we adjourn. Meeting adjourned at 7:26 p.m.

Carolyn Chambers
Ravenna Township
Zoning Secretary

Cc: Trustees (Artz, Coia, Gibson)
Zoning Inspector (DiPaola)
Board of Zoning (5)
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