

RECORD OF PROCEEDINGS

Minutes of Waterville Township Zoning Commission

Meeting

Mayor: Deborah, President: Secretary: Ohio

Form 8101

Held at 7:30 p.m. at the Waterville Township Hall on March 17, 2014

ROLL CALL:

- Chairman Glenn A. Banas - Present
- Vice-Chairman Thomas R. Wardell - Present
- Member Keith A. Moosman - Present
- Member William J. Burkett - Present
- Member Rich Hertzfeld - Present

OFFICIALS:

- Trustee Karen M. Schneider - Present
- Property Standards Officer - Present
- Zoning Inspector Eric H. Gay - Present
- Fiscal Officer/Zoning Secretary Kay Ann Robertson - Present

GUESTS:

None.

MINUTES:

The minutes for the February 17th, meeting had been prepared by Fiscal Officer/Zoning Secretary Kay Ann Robertson and sent to each zoning commission member prior to the meeting date:

Keith A. Moosman made a motion to dispense with the reading of the minutes of the February 17th meeting and to approve the minutes with no additions, deletions and/or corrections. Seconded by Thomas R. Wardell.

Motion Carried.

The minutes for the March 4th, meeting had been prepared by Fiscal Officer/Zoning Secretary Kay Ann Robertson and sent to each zoning commission member prior to the meeting date:

Rich Hertzfeld made a motion to dispense with the reading of the minutes of the March 4th meeting and to approve the minutes with no additions, deletions and/or corrections. Seconded by William J. Burkett.

Motion Carried.

CORRESPONDENCE:

None.

OLD BUSINESS:

None.

NEW BUSINESS:

A letter was sent to the Lucas County Plan Commission requesting an amendment to the Waterville Township Zoning Resolution regarding the addition of an Overlay District for SR 295.

ZONING INSPECTOR'S REPORT:

- 1) Three (3) permits to date.
- 2) Permit #2014-04 was issued to Duke Wheeler, Wheeler Family Investments, for a special use permit application for 8.64 + acres located at 11781 Obee Road and zoned "A" Agricultural. The application has been sent to the Lucas County Plan Commission for their review and they will hold a hearing on March 26th at 9:00 am. He is asking that paving the parking area be delayed until he sees how the reception facility will be received. This commission had the following concerns:

- a. Hours of operation - will there be limits?
- b. Possibility of a yearly review?
- c. What will be the capacity of the facility?
- d. Landscaping plan?
- e. How will the facility renters accept the portable toilets?
- f. Outdoor lighting plan?
- g. Kitchen facilities?

These are just a few of the concerns the commission could address, but will wait until the recommendations are received from the plan commission.

Glenn A. Banas made a motion to hold a public hearing on April 21, 2014 at 7:30 p.m. at the Waterville Township Hall, 621 Farnsworth Road, Waterville, Ohio. The purpose of the hearing is to consider a request for a special use permit to operate a reception facility at 11781 Obee Road in Waterville Township. The property is zoned "A" Agricultural. Seconded by Thomas R. Wardell.

Motion Carried.

continued.....

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BARSBY BROTHERS, PUBLISHERS, SPRINGFIELD, OHIO

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Continued:

- 3) Permit #2014-05 - McDonalds, 7240 Dutch Road, Waterville - Room addition.
- Permit #2014-06 - McDonalds, 7240 Dutch Road, Waterville - Signs.

These permits had been issued last year (July, 2013) but McDonalds had not gotten permission from the City of Waterville for the room addition, signs and the addition of another lane in the drive-thru area. This permission was required when Waterville granted them permission for water and sewer. There were not any additional fees from the township since it was not McDonalds fault the zoning permits had expired.

4) Word was received that Josh Lewandowski of the county plan commission that the request for a SR 295 Overlay District had been received.

5) Zoning Inspector Eric Gay recently attended the Swan Creek Water Shed meeting. At that meeting they were discussing the fact that O.D.O.T. is considering two (2) new interchanges along US475 - One at Dorr Street and maybe one at Alternate 20.

6) Other than the above, things have been pretty quiet.

PROPERTY STANDARDS OFFICER:

Property Standards Officer Jim Fischer said he had one call from a lady who lives on Waterville-Monclova Road concerning information on putting in a swimming pool.

COMMENTS:

Trustee Karen Schneider: Trustee Schneider said she had a lady call that they would be working on electric overhead transmission lines on Noward Road.

ADJOURNMENT:

There being no further business to be brought before the zoning commission, Thomas R. Wardell made a motion to adjourn. Seconded by Rich Hertzfeld.

Adjourned at 8:18 p.m.

Motion Carried.

Attest:

Kay Ann Robertson

Members:

Rich Hertzfeld

Tom Wardell

Eric Gay

Jim Fischer