

Waterville Zoning Township Commission

at 7:30 pm. At the Waterville Township Hall on July 18, 2016

OFFICIALS

Chairman, William J. Burkett

Vice Chairman, Thomas R. Wardell

Member, Glenn A. Banas

Member, Rich Hertzfeld

Member, Vacant

Property Standards/Asst. Insp., James E. Fischer

Zoning Inspector, Eric H. Gay

Zoning Secretary, Jennifer L. Bingham

** Indicates Absent*

GUESTS

Keith Moosman, Trustee

Bryan Ellis, Glass City Engineering & Surveying

ROLL CALL

Zoning Secretary, Jennifer Bingham, called the roll and all four (4) of the Commission Members were present: William J. Burkett, Glenn A. Banas, Thomas R. Wardell and Rich Hertzfeld. The appointment previously held by Keith Moosman, remains unfilled.

AGENDA

The agenda for the July 18, 2016 meeting was reviewed. Mr. Wardell made a motion to approve the agenda. Seconded by Mr. Hertzfeld.

Motion carried.

MINUTES

The minutes for the June 20, 2016 minutes were reviewed. Mr. Banas made a motion to approve the amended minutes. Seconded by Mr. Wardell.

Motion carried.

CORRESPONDENCE

No correspondence.

OLD BUSINESS

Bryan Ellis, Glass City Engineering & Surveying updated the Commission on the proposed Urgent Care to be built on Dutch Road. Mr. Ellis shared that the Lucas County Planning Commission had completed its review of the plans. The Commission members questioned Mr. Ellis over the merits of a retention pond and a detention pond. The Commission members strongly suggested the Permit Applicant, Dr. W. Mahmoud follow the Lucas County Planning Commissions recommendation to use consistent materials on all sides of the building (i.e. cement board siding). The Commission members also made a motion to approve the building permits with the stipulations that the site be constructed with a detention pond, with mowable

sides and rip-rap in the channel eliminating the need for a fence. Mr. Banas made a motion to approve. Seconded by Mr. Hertzfeld.

Motion carried.

ZONING INSPECTOR'S REPORT

Mr. Gay advised there had been a complaint made to Trustee, Karen Schneider regarding the Doblinger property located on Dutch Road. Given a review of the zoning requirements for the property and discussion, the Commission members reached the conclusion there was no nuisance violation and no further action will be taken.

34 zoning permits have been issued to date.

- a. New Permits since the last Commission Meeting
 1. Permit #24-2016 – 6369 Glen Stream – New Residence
 2. Permit #25-2016 – 633 Coventry Way - Shed
 3. Permit #26-2016 – 8471 Glen Creek – New Residence
 4. Permit #27-2016 – 9145 S. River Road – Room Addition
 5. Permit #28-2016 – 6368 Coventry Way - Pool
 6. Permit #29-2016 – 7228 Dutch Road – Commercial Building
 7. Permit #30-2016 – Lot 189 Crimson Hollow – New Residence
 8. Permit#31-2016 – 9030 S. River Road – Garage
 9. Permit#32-2016 – 6352 Glen Stream – Pool
 10. Permit#33-2016 – 10545 Neapolis Waterville Road – Room Addition
 11. Permit#34-2016 – 9277 Hertzfeld Road – Communication Tower

PROPERTY STANDARDS OFFICER'S REPORT:

Mr. Fischer reviewed complaints/calls received since the last Zoning Commission Meeting.

- a. Complaint concerning catch basins in Coventry Glen. Upon further inspection it was a yard basin, there was a minimal amount of gravel at the bottom, but the basin appeared to working
- b. No further complaints over stray chickens on Jane Lynn.
- c. A prior complaint concerning the mowing of property located at St. Rt. 295 and Maumee Western Road has been resolved.
- d. A call was received from Lindsay Jones inquiring about putting in a pond

Mr. Banas made a motion to adjourn the meeting. Mr. Hertzfeld seconded. The meeting was adjourned at 8:18 p.m.

Attested:

Commission:

/s/ Jennifer Bingham, Zoning Secretary

William J. Burkett

Thomas R. Wardell

Rich Hertzfeld