

Held _____ at 7:30 p.m. at the Waterville Township Hall on September 21, 2009

ROLL CALL:

Chairman George J. Cole - Present
 Vice-Chairman Glenn A. Banas - Present
 Member Tom Overmyer - Present
 Member Daryl Powell - Present
 Member Tom Wardell - Present

OFFICIALS:

Assistant Zoning Inspector Joseph R. Bublick - Present
 Zoning Inspector Eric H. Gay - Present
 Township Fiscal Officer Kay Ann Robertson - Present

GUESTS:

None.

MINUTES:

The minutes had been prepared by Fiscal Officer Kay Ann Robertson and sent to each zoning commission member prior to the meeting:

Glenn A. Banas made a motion to dispense with the reading of the minutes of the August 17th meeting and to approve the minutes with no additions, deletions and/or corrections. Seconded by Tom Wardell.

Motion Carried.

CORRESPONDENCE:

None.

PUBLIC HEARING - Z22-C114 - ZONING AMENDMENT REGARDING TRUSTEE ACTION:

Chairman George J. Cole opened the public hearing which had been advertised for this date and time. The purpose of the hearing was to consider an amendment to the Waterville Township Zoning Resolution regarding action by the Board of Township Trustees.

STAFF ANALYSIS:

The Waterville Township Zoning Commission requests an amendment to the Waterville Township Zoning Resolution regarding action by the Board of Township Trustees. The amendment was initiated due to legislative changes to the ORC 519.12(H) no longer requiring a unanimous vote by the Trustees to deny or modify a recommendation of the Zoning Commission. The township is requesting that a majority vote of the Board of Trustees shall be required to deny or modify the Zoning Commission's recommendation instead of an unanimous vote. The amendment is shown in Exhibit "A".

EXHIBIT "A"

(Deletions in strike out, additions in bold italics)

15.2.9 Action by Board of Township Trustees:

Within 20 days after the public hearing, the Board of Township Trustees shall either adopt or deny the recommendation of the Zoning Commission or adopt some modification thereof. In the event the Township Trustees denies or modifies the recommendation of the Commission, ~~the unanimous vote of the Township Trustees is~~ required a majority vote of the Board of Trustees shall be required.

PLANNING COMMISSION RECOMMENDATION:

The Lucas County Plan Commission recommends an approval of the proposed amendment to the Waterville Township Zoning Resolution shown in Exhibit "A" to the Waterville Township Zoning Commission and Township Trustees.

Tom Overmyer made a motion to recommend approval of the above amendment to the Waterville Township Zoning Resolution regarding trustees action and forward that recommendation to the Board of Township Trustees. Seconded by Glenn A. Banas.

Motion Carried.

PUBLIC HEARING - Z22-C102 - GREEN WASTE AMENDMENT TO BAUER'S SPECIAL USE:

Chairman George J. Cole opened the public hearing which had been scheduled for this date and time. The purpose of the hearing is to consider a request by Craig Bauer to amend his special use permit to include "green waste" composting at 8736 Noward Road. Mr. Bauer's special use now permits him to operate a landscape lawn care and nursery business at that site. The Lucas County Planning Commission will hold their hearing on the above matter on September 23, 2009. Inspector Gay and Commission Chairman Cole plan to attend that hearing.

continued.....

RECORD OF PROCEEDINGS

717

Minutes of Waterville Township Zoning Commission

Meeting

BARRETT BROTHERS, PUBLISHERS, SPRINGFIELD, OHIO

Form 6101

Held at 7:30 p.m. at the Waterville Township Hall on September 21, 2009.

Continued:

Glenn A. Banas made a motion to continue the public hearing scheduled for this date and time until October 19, 2009, at 7:30 p.m. at the Waterville Township Hall, 621 Farnsworth Road, Waterville, Ohio. The purpose of the hearing is to consider an amendment to Craig Bauer's Special Use Permit for a "green waste" composting site at 8736 Noward Road. Seconded by Daryl Powell.

Motion Carried.

Inspector Gay stated that Mr. Bauer needs to draw in where ODOT purchased ground for the borrow pit. Plan Commission Planner Molly Maguire states they are satisfied. Mr. Bauer is planning to held a "Open House" so anyone who wants can view the site.

OLD BUSINESS:

Still waiting on the updates to the land use plan. There seems to be a mix up as to what format was expected - an addendum or incorporated into the present document. Both Daryl Powell and George Cole will attend the next trustees' meeting and see what is up.

NEW BUSINESS:

None.

ZONING:

- 1) Twenty-four (24) permits to date.
- 2) Inspector ordered thirty (30) new zoning books.
- 3) Member Glenn A. Banas asked about Coventry Glen and the status with mowing. It is unclear who has the property now. That will have to be established before anything is done. The township can notify the owner and if nothing is done then the township can have the property mowed. The trouble with the part that is not being mowed, is that it would be very hard to then charge back those lots.

ADJOURNMENT:

There being no further business, Glenn B. Banas made a motion to adjourn. Seconded by Tom Wardell.

Motion Carried.

Adjourned at 8:43 p.m.

Attest:

Gay Ann Robertson

Commission:

G. Cole
Tom R Wardell
Glenn Banas