

## **PLANNING AND ZONING COMMITTEE**

**FEBRUARY 15, 2017**

The meeting was called to order at 5:30 p.m. by Chairman Tim McCarthy. Committee members present were Tim McCarthy, Jonathan Smith and Becky Williams. Also present were Brody Walters, Planning and Zoning Administrator, and Mark Easterling, Deputy Planning and Zoning Administrator.

### **PROPOSED CODE AMENDMENT – CURB-CUTS AND DRIVEWAYS**

The proposed Code Amendment regarding driveways and curb-cuts was previously considered by the Committee, but, since the last review, Section 1250.51(h) dealing with variance requests was added. Mr. Walters said that the amendment is designed to give property owners with non-conforming driveways relief without going to the Board of Zoning Appeals if they have a pre-removal inspection performed by the Planning and Zoning Division and are reinstalling the driveway exactly as it currently exists. If the property owner wants changes or does not have the pre-removal inspection completed, they can request a variance from the Board of Zoning Appeals. Variances can be requested for driveways closer than 5' to the property line, maximum and minimum width requirements, number of curb-cuts, and total coverage area of the front yard.

The Committee discussed whether the Code Amendment should go back to the Planning Commission since changes were made, but Mr. McCarthy said that according to 1285.01, City Council has the authority to amend it. The Committee agreed 3-0 to recommend approval of the amendment, but decided that since there were changes made they would do a first reading only at the next City Council meeting.

### **TRAINING FOR APPOINTED/ELECTED OFFICIALS**

Mr. McCarthy said that the issue of training was previously discussed, but he has been unable to find anyone to conduct the training. There was some discussion that perhaps the Ohio Municipal League has someone that could do it.

### **AMENDED BUDGET**

Mr. McCarthy said that the proposed budget amendment contains \$45,000 for a Land Use Plan Update. Mr. Walters explained that originally the Planning & Zoning Department was looking at doing a Code Update but it was decided to push that off for a year and instead do an update to the Land Use Plan. This plan will explore undeveloped property with the Land Use Plan being the end goal. The Code can then be rewritten to meet that goal.

Mr. Walters said that he received an estimate from Glenn Grisdale, our economic development consultant, on the cost of the update because he deals with this on a regular basis. Mr. Grisdale said that he believes it will be between \$45,000 and \$50,000. Mr. Walters said that it is important to note that this plan is not a zoning change, it is a goal to work toward as far as land development. Mr. Smith asked if there was anything Mr. Walters was looking for that was not included in the budget. Mr. Walters said that, as he previously mentioned, there was discussion about a Code update, but we are still getting desirable results with the current Code.

## OTHER BUDGET

Mr. McCarthy asked about the status of the Code Amendment regarding chickens. Mr. Walters said that it will be back on the Planning Commission agenda for the March 30<sup>th</sup> meeting.

There being no further business the meeting adjourned at 5:58 p.m.

Respectfully submitted,

A handwritten signature in black ink that reads "Timothy G. McCarthy". The signature is written in a cursive style with a large, stylized 'T' and 'M'.

Tim McCarthy, Chairman  
Planning and Zoning Committee

***The next meeting is scheduled for Wednesday, March 15, 2017 at 5:30 p.m.***