



Zoning & Planning Commission  
Work Session  
July 23, 2012

Call to Order:

Chair Pete Fontana called the meeting to order at 8:30 p.m.

Present: Chair Pete Fontana, Mayor Gene Sulzener, Rick Stallard, Kieran O'Rourke and Alternate Larry Landis.

Absent: Dennis Gordon.

High Street. There was a discussion about rezoning a 5.8 acre property on High Street currently owned by Lighthouse Baptist Fellowship. The property is currently zoned R3. The Commission discussed allowing for a 40-48 units for age 55 and over. The Commission feels the benefits outweighs the downsides. The recommendation of rezoning the property will be added to the August zoning meeting agenda.

PODS. There are concerns for residents using PODS for long term storage. There was a discussion if PODS would fit under motorhomes and trailers in the zoning code. The Commission will research on rental expense and the average length of rental. In Code 406.03 E portable moving and storage containers for construction shall be permitted up to two weeks. There was a discussion how to track the length a resident has a portable moving and storage container.

CRA. Rick Stallard would like to expand the Community Reinvestment Act areas to include Beacon Industrial Park, Silchuk, Easton, and Schneider National. There was a discussion of concern for overwhelming commercialism, tax breaks for big business, and the perception of the public. This does not negate Zoning. There was a discussion how this affects the school district. This keeps the Village competitive. The recommendation of the CRA acceptance will be added to the August zoning meeting agenda.

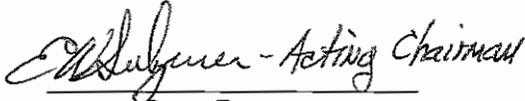
Historic District Definition. The Commission needs to look at defining the Historic District. Section 608 as written is very restrictive dealing with renovations versus construction. The boundaries and option of expanding both the local commercial and the historic boundaries were discussed. The Ad Hoc Committee will be helping with input. The recommendations from the Main Street Grant study will help the Village get to the next step. It was discussed this could be done along with the remap of High Street.

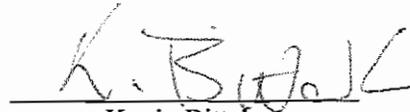
Mr. Scheetz gave a list of items for further considerations. There was a discussion about the School's condition and zoning.

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Kathy Rhoads asked about the company that made batons that was interested in setting up downtown. He is not interested at this time.

Motion to adjourn by Rick Stallard and seconded by Chair Pete Fontana. All were in favor. The Meeting adjourned at 9:26 p.m.

  
Peter Fontana  
Chairman

  
Kevin Bittaker  
Zoning Inspector