

PLANNING COMMISSION

January 8, 2009

The January 8, 2009 Planning Commission meeting was called to order at 7:00 p.m. in Council Chambers by Scott Washburn, Chairman. Planning Commission members present were Scott Washburn, Nancy Johnson, and Jordan Treadway. Sara Lou Brown and Evie Hall-Case were absent.

Others present included: Kenneth McMillan, Zoning Inspector; and Sarah Molnar, Clerk.

The minutes of the November 13, 2008 Planning Commission meeting, having been mailed to each Planning Commission member, were approved as received.

Planning Commission members reviewed site development plans presented for Aaron Rents to be located at 1855 East Wyandot Avenue. Mr. McMillan indicated that the landscaping plans exceed the City's requirements.

Planning Commission members also reviewed a lot split request from Mr. Roger Bowen for a property located along North Warpole Street, adjacent and to the south of Engineered Wire Products, 1200 North Warpole Street. The lot width of the proposed lot to be split is 117.46' on an angle at the front of the lot to the east, and 112.39' at the rear of the lot to the west. The side property line to the north is 176.18' and the side property line to the south is 211.68', with 47.03' of the front of this lot located within the right-of-way. It was noted that 0.081 acres of this property was annexed in 1994 and is zoned General Manufacturing (GM), with the remaining portion of the property having been recently annexed and not yet zoned. Planning Commission members reviewed lot size requirements for properties located within General Manufacturing (GM) and Highway Business (HB) areas. Planning Commission members also discussed the location of a curb cut to access the property in relation to existing nearby curb cuts and pursuant to Section 1131.01(d) of the Planning and Zoning Code. The possible need for an access road was discussed. Planning Commission members requested a master plan be developed showing the layout of proposed lots in the area and the location of a possible access road. Planning Commission members tabled the request until further information is obtained.

There being no further business, the Chairman declared the meeting adjourned.

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Sarah J. Molnar, Clerk

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Scott Washburn, Chairman