

CITY PLANNING COMMISSION

MINUTES REGULAR MEETING OCTOBER 1, 2019 5:30p.m.

CALL TO ORDER

The City Planning Commission met in regular session on October 1, 2019 at 5:30 p.m. at 105 N. Main Street (Second Floor – City Council Chambers) Washington CH, Ohio.

At roll call the following members were present: Mr. Scott Snyder, Mr. Scot Dallmayer, Mr. Kirk Wilson, Mr. John Pfeifer, and Chairman Keith Eckles.

Mr. Wilson moved and Mr. Pfeifer seconded the following motion:

MOTION: *To approve the minutes of May 7, 2019 as submitted.*

At roll call, the vote resulted as follows: *Mr. Snyder, "Aye", Mr. Dallmayer, "Aye", Mr. Wilson, "Aye", Mr. Pfeifer, "Aye", and Chairman Eckles, "Aye".*

MOTION CARRIED

BUSINESS SESSION

1. Application #04-19

Washington Courthouse Ohio LLC
1000 Germantown Pike
Plymouth Meeting, PA 19462

Issue: *Rezoning 2100 Columbus Avenue (11.29 acres) from B3 to GE*

Rod Bryant explained to the Commission that the Penmark Company removed their rezoning request, and that the issue would not be deliberated at this time, and no action taken.

2. Application #05-19

Merv Coulter
1566 Greensview Lane
Washington CH, Ohio 43160

Issue: *Amendment Change to Section 26.04 Parking Limitations in Residential Districts*

City Manager Joe Denen explained to the Commission that the party petitioning the City Planning Commission for an amendment change to the zoning text, is typically the same party to represent and support the request. Mr. Denen indicated that the petitioner was not present. Mr. Denen suggested that "procedurally", the CPC may desire to ask if there are folks here to discuss the proposed request, and then the CPC may take action on the issue. Chairman Eckles suggested that there was sufficient information available and he asked the audience if anyone desired to speak to the matter.

Mrs. Susan Cadwallader read a statement in opposition to the proposed amendment change. Mr. Dan Kelley and Mrs. Della Kesterke stated that there were also restrictions in the restrictive covenants and asked that the City enforce those covenants. Building Official Rod Bryant explained

the nature of restrictive covenants and stated that an HOA would be responsible for that enforcement and not the City.

Mr. Pfeifer indicated that the CPC was not to address restrictive covenants, but rather to consider the proposal to amend section 26.04 of the Zoning code. Mr. Eckles reminded the Quail Run residents that an HOA enforcing the covenants would probably mean many people losing their fences and sheds.

Mr. Pfeifer moved and Mr. Dallmayer seconded the following motion:

MOTION: *To approve Application #05-19 as submitted.*

At roll call, the vote resulted as follows: *Mr. Snyder, "Aye", Mr. Dallmayer, "Aye", Mr. Wilson, "Aye", and Mr. Pfeifer, "Nay", and Chairman Eckles, "Nay".*

MOTION CARRIED

After the vote tally, 3 CPC members stated that they did not understand the vote, thereby voting incorrectly. Mr. Bryant explained that a motion must be made in the affirmative. After some discussion, the members asked to vote again, now that all members fully understood the motion.

Mr. Pfeifer moved and Mr. Dallmayer seconded the following motion:

MOTION: *To approve Application #05-19 as submitted.*

At roll call, the vote resulted as follows: *Mr. Snyder, "Nay", Mr. Dallmayer, "Nay", Mr. Wilson, "Nay", and Mr. Pfeifer, "Nay", and Chairman Eckles, "Nay".*

MOTION DENIED

OTHER BUSINESS

Nothing discussed.

ADJOURNMENT

There being no further discussion Mr. Snyder moved and Mr. Wilson seconded the following:

MOTION: *To adjourn the October 1, 2019 City Planning Commission Meeting.*

At roll call, the vote resulted as follows: *Mr. Snyder, "Aye", Mr. Dallmayer, "Aye", Mr. Wilson, "Aye", and Mr. Pfeifer, "Aye", and Chairman Eckles, "Aye".*

MOTION CARRIED

MEETING ADJOURNED

The meeting was adjourned at approximately 6:03 p.m.

APPROVED this _____ day of _____, 2019.

Mr. Rod Bryant, Recording Secretary

Mr. Keith Eckles, Chairman