

Zoning Commission

Regular Meeting

July 5, 2007

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Ch. Kamps called the regular monthly meeting to order at 7:30 p.m.

Roll found: Kamps, Pope, Walrath, Pajk, Powell, Siarkowski and Ascherl present. Trustees Garapick, and Schulte, and David Manley were in attendance.

Review of Minutes:

The minutes of the June 7, 2007 regular meeting were reviewed. Mr. Walrath made a motion to accept the minutes as submitted. Mr. Powell second.

No further discussion.

Vote: Powell – yes Walrath – yes Pajk – yes Pope – yes Kamps – yes

Correspondence and Clerk's Report:

The Board reviewed the Zoning Fee Reports for June and the Medina County Transfers for June.

New Business:

Ch. Kamps reported that Our Savior Lutheran Church has filed for a conditional use permit to allow a pre-school to be established within the church building. This school would be a part of the Church's outreach program. The zoning code was amended several months ago to allow schools in this district as a conditionally permitted use. If the same teachers were used as their Sunday school, a permit would not be necessary. Ch. Kamps distributed a brochure provided by the school describing the classes offered and the pricing.

Mrs. Pajk made a motion to recommend to the BZA that a conditional use permit be granted to Our Savior Lutheran Church to conduct a pre-school within the Church building.

Mr. Pope second.

Mr. Walrath discussed that the application was very vague and more information was required in order to make an informed decision.

No further discussion.

Vote: Powell – yes Walrath – no Pajk – yes Pope – yes Kamps – yes

Ch. Kamps will write a letter of recommendation to the BZA regarding this conditional use request.

The Board reviewed in careful detail the Riparian Setback model regulation that was amended by Kyle Dreyfus-Wells dated June 27, 2007. Mrs. Dreyfus-Wells had sent a draft reflecting changes made to the original draft. The new text and strikeouts are in yellow

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highlite and attached to these minutes.

The Board wishes to have further discussion with Mrs. Dreyfus-Wells regarding sections 18.02, 18.07 and other sections.

The final draft of this model ordinance will be forwarded to the Medina County Planning Department as well as Attorney Slagter. The County Planning Department will not be able to review the draft until September because they do not hold an August meeting. Trustee Schulte suggested that a copy should be sent to Patrice Thekan.

Chairman's Report:

The sign text amendment language will be discussed at the August regular meeting.

Ch. Kamps reported that he received an email from Mr. Tim Nice of Imageworks which is a broadband wireless type of establishment looking to provide broadband wireless WIFI and 4.9 giga hertz public safety to areas like our township that are not high on the list for alternative services from the incumbents. This company is considering using round, steel light poles similar to the ones seen on the interstates. This company is looking for acceptable forms of broadcast locations. Estimates at this time suggest an 80 - 90 foot multi-function pole that would provide security lighting and function as a flagpole and a location for antennas. Due to the height of these structures, there will be some zoning implications. Mr. Nice is looking for the rules and regulations regarding these poles. Ch. Kamps stated that the height restrictions in the zoning resolutions will need to be reviewed in the future.

Ch. Kamps reported that the Auditor's Office notified that as of July 2007, all older citizens will have a tax break. With these changes to the Homestead Exemption Act, any landowners that are 65 years or older may be entitled to a 25% tax reduction on the original appraisal of their property for tax purposes. This reduction will average \$300 to \$500. Hinckley Township's snow-plowing for seniors is calculated on the Homestead Exemption. The criterion for the Homestead Exemption is that the landowner must be at least 65 years old. The requirements of income were changed. The deadline for applying is October 1, 2007.

Member's Report:

Mr. Pope reported that he attended the Board of Zoning Appeals hearing regarding the renewal of the Conditional Use Permit filed by the Trustees for the Youth Fields. There were some questions regarding the plans for the new buildings. The plans were inconsistent and some of the buildings may remain and be used for other purposes. The plans for the construction and or destruction do not affect the baseball fields.

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Mrs. Pajk reported that the Parker Farm on Parker Road has been put into a conservation easement.

At 8:46 pm Mrs. Pajk made a motion to adjourn.
Mr. Powell second,

Minutes Approved: _____, 2007

Jim Kamps, Chairman

Chuck Pope, Vice-Chairman

Diane Pajk, Member

Terry Walrath, Member

Calvin Powell, Member

Toni Ascherl, Alternate Member

Karen Siarkowski, Alternate Member