

Vice Ch. Spellman called the meeting to order at 6:32pm for the Hinckley Township Zoning Commission's Public Hearing for Zoning Text Amendment changes on November 3, 2016.

Roll Found: Spellman, Powell, Dermody, Schneider and Alternative Kamps

Alternate Marzullo is not in attendance and has been excused from this meeting. CH. Kman is not in attendance and this will be discussed further at the regular meeting.

Vice Ch. Spellman noted that this public hearing is for purpose of review of public comment on the proposed text amendment changes as submitted to the Medina County Planning Commission on October 6, 2016. The noted objective is to get comment from the public: comments can be positive, negative or neutral. Anyone who would like to speak tonight, must sign in with name and address. Keep comments directed to the Zoning Commission. The public hearing is being taped for record for producing meeting notes afterwards. Order shall prevail and there will not be allowed debate, public argumentative or derogatory questioning. All comments will be considered as the Zoning Commission finalizes the changes.

Vice Ch. Spellman presented relevant document:

1. Hinckley Legal Ad as presented to Medina Gazette into record.

The proposed text changes in general fall into about 4 categorizations... there was roughly 20 changes.

- Administrative cleanup= Punctuations, spelling
- Removals of references of the master policy plan, clarification of the definition section
- Clarification of definition section
- Cleanup of section 7.2, part of the Conditional Use permitting process.

Vice Ch. Spellman presented two additional correspondences related to the texts amendment changes:

1. First a letter from the Medina County Prosecutor....Noting the following words from the letter: "Please be advised I have reviewed the proposed changes.... I have no issues with the changes.... Appropriate in the Prefaces in the context used therein, if you have any questions feel free to advice."
2. A handout that was reviewed the previous night at a Medina County Planning Commission Meeting. There was positive reviews of the Hinckley Township recommended changes. Two items pointed out by Rob Henwood were and the proposal should be approved with modifications from recommendations.
  - a. Within the definition section 3.1.d, there is a reference says within the context of the resolution.... The term Lot, Plot and Parcel were used interchangeably. This was stated that added the definition of Lot and Parcel so, the recommendation is to remove the two definitions of "plot" and "parcel". And as the committee moves later to finalize this, keep this in consideration.
  - b. The second recommendation that was made is in the reference to 6R1 and 6R2 purpose section that read awkward. For a readability perspective, move this to a more bulleted breakdown such as a b c d... format. Recommendation noted that this be added to future Zoning Commission discussion.

Vice Ch. Spellman gave a quick synopsis of the proposed changes:

**Preface** – change reference of the Master Policy Plan to the Comprehensive Plan with a little rewording

**Chapter 1 - Purpose** – deleted references to the Master Policy Plan and some administrative punctuation changes

**Chapter 3 Definition**– edited the definition of lot; deleting definition of Lot of Record and by recommendation of the Planning Commission will not add “parcel” and “plot”

**Chapters 4, 6,7,8,11 and 17** – removed references to the Master Policy Plan

**Chapter 7 – Section 7.2.C** – slight change in the Conditional Use Process

Move to Public Comment:

Vice Ch. Spellman asked if there were any comments from the audience. There were none.

Trustee Schulte was called on and agreed with the changes.

Trustee Catherwood had no comment.

Zoning Inspector noted this has been a great learning experience and good to watch this process.

Vice Ch. Spellman asked for a motion for adjournment of the Public Hearing portion of this meeting. Mr. Kamps moved and Mr. Schneider seconded.

**Vote: Spellman – yes, Powell – yes, Dermody – yes, Schneider – yes, Kamps – yes**

The Public hearing adjourned at 6:40 p.m.

Heather Bell, Pro-Tem Recording Secretary

Minutes Approved: \_\_\_\_\_, 2016

---

Bill Spellman, Vice-Chairman

---

Calvin Powell, Member

---

Diane Dermody, Member

---

Bruce Schneider, Member

---

James Kamps, (Alt) Member