

## Minutes of Zoning Commission

September 26, 2002

The regular meeting of the Bainbridge Township Zoning Commission was called to order by Mr. David Weiss, Chairman at 7:30 P.M. Members present were: Mr. Raymond Richards and Ms. Lorrie Sass. Mr. Donald Sheehy was absent.

Secretary's Note: The regularly scheduled meeting of September 12, 2002 was cancelled due to lack of a quorum.

### NEW BUSINESS

#### Public Comments

The zoning commission met with Mr. Frank Lanza regarding his proposed zoning amendment to allow day care centers to be a permitted use as a conditional use in Professional Office Districts.

#### Proposed Zoning Amendment

The Zoning Commission accepted a proposed amendment submitted by Frank and Doris Lanza which proposes to amend Chapter 141.02 of the Bainbridge Township Zoning Resolution to add Child Day Care Center as a conditional use in Professional Office Districts.

Mr. Weiss made a motion to accept this proposed amendment and to enumerate it as Proposed Amendment Z-2002-6, and to set the public hearing for October 30, 2002 at 8:00 P.M. at the Bainbridge Town Hall, 17826 Chillicothe Road, Bainbridge Township, Ohio and to request that the Bainbridge Township Board of Trustees issue a purchase order for necessary legal advertising.

Ms. Sass seconded the motion.

Vote: Mr. Richards, aye; Ms. Sass, aye; Mr. Weiss, aye.

#### Meeting Schedule

Mr. Weiss made a motion to change the October 31, 2002 meeting date to Wednesday, October 30, 2002.

Ms. Sass seconded the motion that passed unanimously.

Mr. Weiss recessed the regular meeting at 8:00 P.M.

PUBLIC HEARING

Proposed Zoning Amendment Z-2002-5

Mr. Weiss called the public hearing to order at 8:00 P.M. Members present were Mr. Raymond Richards and Ms. Lorrie Sass. Mr. Donald Sheehy was absent.

Proposed amendment Z-2002-5, by motion of the zoning commission, proposes to amend Chapter 109.04 (b) Zoning Certificate Application.

Mr. Weiss noted that the legal advertisement for the public hearing had been duly advertised in the News Herald on September 16, 2002.

Mr. Weiss then read into the record the recommendation of the Geauga County Planning Commission in a letter dated September 11, 2002 in which the planning commission recommended approval of Z-2002-5 with comments listed (*in bold italics*) to further clarify the amendment which reads “Three (3) paper copies for **residential and four (4) paper copies for nonresidential buildings, structures, and uses** and for principal buildings and structures only.....”.

Mr. Weiss explained that the proposed amendment will amend the zoning certificate application to require four paper copies for a non-residential zoning permit instead of three paper copies.

Mr. Weiss solicited comments for the amendment.

None.

Mr. Weiss solicited comments against the amendment.

None.

Mr. Weiss made a motion to close the public hearing at 8:10 P.M.

Ms. Sass seconded the motion that passed unanimously.

The regular meeting was reconvened at 8:10 P.M.

## Proposed Zoning Amendment Z-2002-5

Mr. Weiss made a motion to recommend approval of Proposed Zoning Amendment Z-2002-5 with the added text recommended by the Geauga County Planning Commission to further clarify the amendment.

Ms. Sass seconded the motion.

Vote: Mr. Richards, aye; Ms. Sass, aye; Mr. Weiss, aye.

## OLD BUSINESS

### Adult Entertainment

Mr. Weiss reported on the status of the proposed Adult Entertainment amendment. A final draft will be forwarded to the Geauga County Planning Commission for its review.

## OTHER MATTERS

The zoning commission held a discussion regarding potential elements that could affect zoning.

## CORRESPONDENCE

1. Bainbridge Township Board of Trustees Meeting Minutes, dated July 15, 2002; July 17, 2002; July 29, 2002; August 5, 2002; August 14, 2002; August 19, 2002; August 26, 2002; September 4, 2002.
2. Bainbridge Township Board of Zoning Appeals Meeting Minutes, dated July 18, 2002 and August 15, 2002.
3. Zoning Inspector's Reports, dated July 2002 and August 2002.
4. Invitation to OPC Cleveland's 14<sup>th</sup> Annual Planning and Zoning Workshop to be held October 25, 2002.
5. Memo from the Geauga County Planning Commission, dated July 24, 2002. RE: The Market Place at Four Corners Subdivision – Preliminary Plat.
6. Memo from the Geauga County Planning Commission, dated August 21, 2002. RE: The Market Place at Four Corners Subdivision – Preliminary Plat.
7. Memo from the Geauga County Planning Commission, dated August 6, 2002. RE: Agenda for August 13, 2002 County Planning Commission Meeting.
8. Copy of letter from the Geauga County Planning Commission to Mr. Alan Bellis of Bainbridge Land Development, LLC, dated August 14, 2002. RE: The Market Place at Four Corners Subdivision – Final Plat.
9. Memo from the Geauga County Planning Commission, dated September 3, 2002. RE: Agenda for September 10, 2002 County Planning Commission Meeting.

10. Copy of letter from the Geauga County Planning Commission to Mr. Alan Bellis of Bainbridge Land Development, LLC, dated September 11, 2002. RE: The Market Place at Four Corners Subdivision – Final Plat.

Since there was no further business to come before this meeting of the Bainbridge Township Zoning Commission, Mr. Weiss made a motion to adjourn the meeting.

Mr. Richards seconded the motion that passed unanimously. The meeting was adjourned at 8:50 P.M.

Respectfully submitted,

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Linda L. Zimmerman  
Zoning Secretary

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David Weiss, Chairman

Date Approved: 10/10/2002