

## Minutes of Zoning Commission

March 31, 2009

The regular meeting of the Bainbridge Township Zoning Commission was called to order by Mr. Donald Sheehy, Chairman at 7:02 P.M. Members present were: Mr. Steve Hunder, Mr. Ken Watson and Mr. Stephen Yingling. Mr. Scott Raypholtz was absent.

### MINUTES

Mr. Yingling made a motion to approve the minutes of the February 24, 2009 meeting as written.

Mr. Hunder seconded the motion that passed unanimously.

Mr. Sheehy made a motion to recess the regular meeting.

Mr. Yingling seconded the motion that passed unanimously.

The regular meeting was recessed at 7:03 P.M.

### PUBLIC HEARING

#### Proposed Zoning Amendment Z-2009-1

Mr. Sheehy called the public hearing to order at 7:04 P.M. Members present were: Mr. Steve Hunder, Mr. Ken Watson and Mr. Stephen Yingling. Mr. Scott Raypholtz was absent.

Proposed amendment Z-2009-1 is a motion by the zoning commission to amend Chapter 101 – Purpose and Conflict.

Mr. Sheehy explained the proposed amendment that will correct Chapter 101.01 -Title of the zoning resolution and add the words “general welfare” to Chapter 101.02 – Declaration of Purpose.

Mr. Sheehy noted that the Geauga County Planning Commission had cancelled its regular meeting on March 10, 2009 but will hold its next regular meeting on April 14, 2009 therefore the planning commission’s formal recommendation is not available.

Mr. Sheehy made a motion to continue this public hearing to the next regularly scheduled meeting to be held April 28, 2009.

Mr. Hunder seconded the motion.

Vote: Mr. Hunder, aye; Mr. Sheehy, aye; Mr. Watson, aye; Mr. Yingling, aye.

The regular meeting was reconvened at 7:05 P.M.

## OLD BUSINESS

### Windmills

The zoning commission discussed zoning for windmills and reviewed the Geauga County Model Zoning Resolution regarding them. Mr. Sheehy reported that he did talk to Mr. David Dietrich of the Geauga County Planning Commission about the proposed windmill at Kenston High School and Mr. Dietrich had stated that technically the school is a public entity and is not subject to local zoning ordinances but the school should make every attempt to conform. Also discussed was the proposed height of the structure and that it exceeds the zoning code by almost ten times. It was also noted that Kenston is getting a used windmill with grant money. The members conferred that they would like the Zoning Inspector to initiate a conversation with the school district regarding the proposed windmill.

Mr. Yingling made a motion to direct the Zoning Inspector to initiate a conversation with the Kenston School District regarding the windmill and Bainbridge Township's zoning resolution.

Mr. Sheehy seconded the motion that passed unanimously.

### Signage

The zoning commission discussed the current signage regulations. Mr. Sheehy suggested hiring a planner to determine what is accepted in the industry and if a comprehensive change is required the planner can write it. He will contact two or three professionals for quotes or ballpark figures for the next meeting.

## CORRESPONDENCE

1. Zoning Inspector's Reports, dated October 1, 2008 to December 31, 2008 and January 1, 2009 to February 28, 2009.
2. Bainbridge Township Board of Zoning Appeals Meeting Minutes, dated February 19, 2009.
3. Bainbridge Township Board of Trustees Meeting Minutes, dated February 2, 2009, February 9, 2009, February 16, 2009, February 23, 2009.
4. Memo from the Geauga County Planning Commission, dated March 26, 2009. RE: Stoneridge of Geauga Subdivision Phase 2 – Final Plat.

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

Mr. Sheehy seconded the motion that passed unanimously. The meeting was adjourned at 8:36 P.M.

Respectfully submitted,

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Linda L. Zimmerman  
Zoning Secretary

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Donald Sheehy, Chairman

Date Approved: April 28, 2009