

**PLANNING COMMISSION MINUTES
CITY OF PIQUA, OHIO
6:00 P.M. - TUESDAY, NOVEMBER 13, 2018
MUNICIPAL GOVERNMENT COMPLEX
COMMISSION CHAMBERS - 201 W. WATER STREET**

NEW BUSINESS

4.Resolution PC 32-18 A Resolution to consider a request to change the zoning designation of a parcel of land known as 1130 Garbry Road from OS Open Space to B General Business

Staff Comments

City Planner Chris Schmiesing provided the Staff Report.

Mr. Schmiesing stated this is a request by Mark Feathers to change the zoning designation of Inlot # N44-077662 from OS (Open Space) to B (General Business). This is in the southwest quadrant of Garbry/Looney Road area lying along the I-75 overpass. (Mr. Schmiesing provided a map of the area)It was formally used as a single family dwelling and the B Zoning Designation is consistent with the land around the roundabout. The 2007 Comprehensive Plan references this zoning and the agricultural use is of no longer use, stated Mr. Schmiesing. If approved this will be forwarded to the City Commission for their approval.

Applicant Mark Feathers came forward and provided a brief overview and background on the property and the future use.

Public Comment

No one came forward to offer public comment concerning this request.

Planning Commission deliberated on the information provided and found the request to be compatible with the stated intent of the zoning and general economic development policies of the City, and noted that any use would be subject to conformance with all applicable codes and regulations of the City ensuring the areas will be maintained in such a manner as to not be a threat to the general health, safety, and welfare of the surrounding properties and property values.

A motion to approve the request was presented for consideration and the item was called to a vote.

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Motion: Spoltman

Second: Pearson

Roll Call Vote: 5-0

Aye; Oda, Spoltman, Pearson, Shear, Koenig

Nay; None

The motion to recommend the adoption of the resolution was approved by a unanimous vote.

5.Resolution PC 33-18

A Resolution to amend section 154.025 B
General Business District of the City of
Piqua Code of Ordinances

Staff Comments

City Planner Chris Schmiesing provided staff comments.

This item comes from a request by the Piqua Planning Commission to amend Section 154.025 B General Business District of the Piqua Code of Ordinances. The Planning Commission would like to include hospitals as a principal permitted use type within Section 154.025 B General Business. This is just a housekeeping matter as hospitals are currently listed as a Special Use.

Public Comment

No one came forward to offer public comment concerning this request.

Planning Commission deliberated on the information provided and found the request to be compatible with the stated intent of the zoning and general economic development policies of the City, and noted that any use would be subject to conformance with all applicable codes and regulations of the City ensuring the areas will be maintained in such a manner as to not be a threat to the general health, safety, and welfare of the surrounding properties and property values.

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The motion to approve the request was presented for consideration and the item was called to a vote.

Motion: Shear

Second: Pearson

Roll Call Vote: 5-0

Aye; Oda, Spoltman, Pearson, Shear, Koenig

Nay; None

The motion to recommend the adoption of the resolution was approved by a unanimous vote.

ADJOURNMENT

With no other business before the Board, a motion was made and seconded to adjourn the meeting. With all those present in favor the meeting was adjourned at 6:16 P.M.

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