

Planning Commission Minutes – September 2, 2015

The Planning Commission met on the above date at 7:00 p.m. in the Administrative Services Building, 304 N. Church Street, Bowling Green, Ohio.

Members Present: Hollenbaugh, Hess, Betts, Gaskins, Sleek, Phillips, Burton, and Michel.

Members Absent: Holley.

MINUTES

Minutes of the August 5, 2015 Planning Commission meeting were approved as submitted.

PUBLIC HEARINGS

Rezoning of approximately 0.1244 acres at 524 East Wooster Street from B-2, General Commercial to B-5, Transitional Central Business District zoning classification. Claudia G. Meyer, petitioner.

Matt Reger, City Attorney, said all procedural requirements have been met and City Staff recommends approval. He said no changes in use are being proposed at this time. He said the request is consistent with contiguous properties and it follows the land use plan.

Gaskins moved, Hollenbaugh seconded, that this rezoning request for B-5 be recommended to City Council. Motion carried unanimously.

Rezoning of 111 North Enterprise Street, 319 East Wooster Street, 325 East Wooster Street, 329 East Wooster Street, and 315 East Wooster Street from B-2, General Commercial to B-5, Transitional Central Business District zoning classification. JNRE, petitioner.

Matt Reger, City Attorney, said all procedural requirements have been met and City Staff recommends approval. He said no changes in use are being proposed at this time. He said the request is consistent with contiguous properties and it follows the land use plan.

Betts opened the public hearing.

Francis A. Dauterman, 113 North Enterprise, said he was concerned about the alley being closed since he uses that for access to his property.

Reger told him that if that were ever to be proposed, he as an abutting owner to the alley would need to sign the petition and the request would go before Planning Commission and City Council.

Betts closed the public hearing.

Betts moved, Hess seconded, that this rezoning request for B-5 be recommended to City Council. Motion carried unanimously.

**Detachment of approximately 24.981 acres on Haskins Road.
National Tractor Pullers Association, petitioner.**

Reger said the petitioner has made this request in order to expand their operations with the camping area in particular. He said all procedural requirements have been met.

Betts opened the public hearing and after hearing no questions or comments, he closed the public hearing.

Richard Michel asked if this was where the headquarters is located and Mike Brown, representing the National Tractor Pullers Association replied no, that it is just to the north of the headquarters.

Hollenbaugh moved, Betts seconded, that this detachment be recommended to City Council. Motion carried unanimously.

REZONING REQUESTS

**For 300 East Wooster Street from B-2, General Commercial to B-5,
Transitional Central Business District zoning classification. Mario
Kiezi, dba Kiezi Properties BG LLC, petitioner.**

This item has been set for public hearing at the October 7, 2015 meeting.

**For 512 Pearl Street from M-1, Light Industrial to B-1, Limited
Commercial. Duane Peters, petitioner.**

This item has been set for public hearing at the October 7, 2015 meeting.

S-DISTRICT SITE PLAN

For a 53,731 square foot addition at Kroger, 1094 North Main Street.

This item has been set for public hearing at the October 7, 2015 meeting.

LOBBY VISITATION

Betts reminded the Commission about the educational presentation and workshop on Saturday, September 19, 2015. He said the public portion of the presentation is from 10:00 a.m. until 11:30 a.m. at the Wood Count Public Library and the work session with Planning Commission and City Council will be from 12:30 p.m. until 2:30 p.m at the Wintergarden Rotary Nature Preserve.

REPORTS

Representative to the Zoning Board of Appeals.

Burton reported that there were two requests in August. She said one was approved and the other was tabled to the September meeting.

ADJOURNMENT

The meeting was adjourned at 7:24 p.m.

Chairperson

Secretary