

MINUTES
CITY OF WOOSTER PLANNING COMMISSION

November 20, 2019

I. MEETING CALLED TO ORDER AND ROLL CALL

Gil Ning, Commission Chairman, called the meeting to order. Commission members Kyle Adams, Sheree Brownson, Grant Mason, Gil Ning, and Mike Steiner were present at the meeting. Commission members Chuck Armbruster and Mark Weaver were absent. Andrew Dutton, Planning and Zoning Manager, was present representing the City of Wooster.

II. APPROVAL OF THE MINUTES

Mike Steiner made a motion to approve the minutes of October 23, 2019 meeting of the Planning Commission. Grant Mason seconded the motion. The motion carried unanimously, 5-0.

III. APPLICATIONS

PC-19-21.

John Long requested an approval recommendation from the Planning Commission to City Council for a Zoning Map Amendment to change the zoning of 15 properties composed of 1.8882 acres on the South Side of West Henry Street, west of South Grant Street, from R-T (Traditional Residential) to I-2 (General Industrial).

Kyle Adams made a motion to untable the application. Mike Steiner seconded the motion. The motion carried unanimously, 5-0.

Mike Bogner, 305 West Mulberry Street, stated that the company had no immediate plans for the property. Mr. Bogner explained that over several decades, the Bogner Family had invested thousands of dollars to purchase properties on the block. He continued that the properties were next to Bogner Construction and had become available due to foreclosures or tax liens. Mr. Bogner explained that the houses sat empty for a long time and needed repairs. He continued that 5 or 6 houses were torn down on Henry Street, which was an improvement to the area.

Grant Mason made a motion to recommend approval of the application as presented. Kyle Adams seconded the motion. The motion carried unanimously, 5-0.

PC-19-22.

Nils Johnson requested Preliminary Development Plan approval for a multi-family residential development on West Milltown Road with Parcel Numbers 67-02964.000 and 67-02967.000 in an R-4 (Multi-Family) District.

Mike Steiner made a motion to untable the application. Grant Mason seconded the motion. The motion carried unanimously, 5-0.

Mr. Ning stated that the applicant had requested that the Commission table the application until the December 18, 2019 meeting.

Grant Mason made a motion to table the application until next month. Mike Steiner seconded the motion. The motion carried unanimously, 5-0.

PC-19-23.

John Long requested Final Subdivision Plat approval for two flag lots at 2306 Star Drive in a Single-Family Residential (R-2) District.

Carol Sturgis, 2306 Star Drive, stated that she had an agreement to purchase the proposed property, which was contingent on the Planning Commission's approval.

Mr. Dutton stated that the previous approval incorporated the "landing strip" portion of the site with the northern lot. He noted that the current application included the "landing strip" portion of the site with the southern lot.

Grant Mason made a motion to approve the application with the following conditions:

1. All structures shall meet the required building setbacks or a variance shall be received from the Board of Building and Zoning Appeals.
2. The "Storm Drainage Easement" shall be sufficient size to accommodate the detention basin as determined by the City Engineer.

Kyle Adams seconded the motion. The motion carried unanimously, 5-0.

IV. Meeting Schedule and Chair/Vice Chair Selection for 2020

Kyle Adams made a motion to accept the provided 2020 meeting schedule calendar. Grant Mason seconded the motion. The motion passed unanimously, 5-0.

Grant Mason made a motion nominating Kyle Adams as Chair and Mike Steiner and Vice-Chair of the Planning Commission for 2020. Sheree Brownson seconded the motion. The motion passed unanimously, 5-0.

V. ADJOURNMENT

Gil Ning made a motion to adjourn the meeting. Kyle Adams seconded the motion. The motion carried unanimously, 5-0.

Gil Ning, Commission Chairman

Carla Jessie, Administrative Assistant