

**PRAIRIE TOWNSHIP ZONING COMMISSION
MINUTES OF JANUARY 22, 2008 MEETING**

Members Present: Howard Balzer, Christopher Finn, Glen Hymer, Hulda Moffitt, and Judy Stalter

Members Absent: None

Others Present: Connie Swisher, Zoning Inspector; Dana Scott, Zoning Clerk; and Pam Williams, Township resident

Call to Order: The meeting was called to order by Howard Balzer, Chairman, at 3:00 p.m.

Meeting Minutes:

Mr. Balzer asked for a motion to approve or correct the December 18, 2007 Prairie Township Zoning Commission Meeting Minutes.

Ms. Stalter stated that she had two corrections: on page 3, correct the spelling of Mr. Whyte's first name to "Bruce" (error: "Bryce"); and on page 5, correct the time of the January 22 meeting to "3:00 p.m." (error: 7:00 p.m.). In addition, on page 4, Ms. Williams asked to correct her courtesy title to read "Ms." (error: "Mrs.").

Ms. Stalter moved to approve the December 18, 2007 Zoning Commission Minutes as corrected. Mr. Finn seconded the motion.

Roll call as follows:

1. Christopher Finn Aye
2. Glen Hymer Aye
3. Hulda Moffitt Aye
4. Judy Stalter Aye
5. Howard Balzer Aye

The motion was approved unanimously.

Old Business: None

New Business:

APPOINTMENTS

Mr. Balzer announced that the Township Trustees had made the following appointments to the Prairie Township Zoning Commission:

- Hulda Moffitt Member January 1, 2008 to December 31, 2012
- Melinda Shoaf Alternate January 1, 2008 to December 31, 2009
- Bruce Whyte Alternate January 1, 2008 to December 31, 2009

**PRAIRIE TOWNSHIP ZONING COMMISSION
MINUTES OF JANUARY 22, 2008 MEETING**

ELECTION OF 2008 OFFICERS

Mr. Balzer stated that the next business before the Commission was to nominate and elect officers for the year 2008: Chairman, Vice Chairman, and Secretary.

~~~~~

Mr. Balzer called for nomination for Chairman.

Mr. Hymer nominated Howard Balzer to retain his chairmanship of the Commission in 2008. Ms. Stalter seconded Mr. Balzer's nomination for Chairman.

Mr. Balzer accepted the nomination and called for a vote on his nomination as Chairman.

Roll call as follows:

1. Christopher Finn     Aye
2. Glen Hymer           Aye
3. Hulda Moffitt        Aye
4. Judy Stalter          Aye
5. Howard Balzer        Aye

Mr. Balzer asked for a vote on the election of Howard Balzer for Chairman.

Roll call as follows:

1. Christopher Finn     Aye
2. Glen Hymer           Aye
3. Hulda Moffitt        Aye
4. Judy Stalter          Aye
5. Howard Balzer        Aye

~~~~~

Mr. Balzer called for nomination for Vice Chairman.

Ms. Stalter nominated Glen Hymer for Vice Chairman.

Mr. Hymer declined the nomination.

Mr. Hymer nominated Judy Stalter for Vice Chairman.

Mr. Balzer seconded the nomination.

Ms. Stalter accepted the nomination.

Mr. Balzer asked for a vote on the nomination of Judy Stalter for Vice Chairman.

**PRAIRIE TOWNSHIP ZONING COMMISSION
MINUTES OF JANUARY 22, 2008 MEETING**

Roll call as follows:

1. Christopher Finn Aye
2. Glen Hymer Aye
3. Hulda Moffitt Aye
4. Judy Stalter Aye
5. Howard Balzer Aye

Mr. Balzer asked for a vote on the election of Judy Stalter for Vice Chairman.

Roll call as follows:

1. Christopher Finn Aye
2. Glen Hymer Aye
3. Hulda Moffitt Aye
4. Judy Stalter Aye
5. Howard Balzer Aye

~~~~~

Mr. Balzer called for nomination for Secretary.

Mr. Balzer nominated Hulda Moffitt for Secretary.

Ms. Stalter seconded the nomination.

Ms. Moffitt accepted the nomination.

Mr. Balzer asked for a vote on the nomination of Hulda Moffitt for Secretary.

Roll call as follows:

1. Christopher Finn     Aye
2. Glen Hymer           Aye
3. Hulda Moffitt        Aye
4. Judy Stalter         Aye
5. Howard Balzer        Aye

Mr. Balzer asked for a vote on the election of Hulda Moffitt for Secretary.

Roll call as follows:

1. Christopher Finn     Aye
2. Glen Hymer           Aye
3. Hulda Moffitt        Aye
4. Judy Stalter         Aye
5. Howard Balzer        Aye

**PRAIRIE TOWNSHIP ZONING COMMISSION  
MINUTES OF JANUARY 22, 2008 MEETING**

---

ANNOUNCEMENTS: CONNIE SWISHER

Sediment & Erosion Control

Ms. Swisher said that her previous meeting date with Don Brosius was rescheduled for the following week. She is seeking Mr. Brosius' counsel about proposed amendments to the Township Zoning Resolution. However, she already has received a legal opinion on one of the changes— sediment and erosion control, specifically enforcement of the National Pollution Discharge Elimination System (NPDES).

Rather than enforcing the NPDES through zoning code, Prairie Township, under its home rule authority, may enforce NPDES practices in the same manner as it currently exercises public nuisance enforcement.

Ms. Swisher said that not only will this type of enforcement eliminate the need for an amendment to the Zoning Resolution, but also it will result in faster enforcement. It is almost always preferable to have the process move forward quickly. With respect to sediment and erosion control, timely enforcement is essential—especially during all stages of construction.

Commercial Building Department

The Prairie Township Trustees agreed to the creation of a Commercial Building Department. A contract is currently in place with Asebrook & Co. to work with the Zoning Department. An application has been submitted to the state of Ohio. A hearing probably will be held in March. July 1, 2008, is the target date to have the Commercial Building Department up and running.

Other Zoning Department News

Walgreens will be building on the Frisch's Big Boy Restaurant site at 4775 West Broad Street; Frisch's will be razed. The professional building at 4765 West Broad Street, immediately to the east of Frisch's, is also to be torn down and will be replaced with a Starbucks.

Smith Purdum & Associates, 333 Norton Road, has submitted a variance application to the Board of Zoning Appeals (BZA) to install an electronic reader board sign.

Jade Kirin Restaurant, 4601 West Broad Street, has submitted an application to sever the restaurant site from the Hometown Inn, 4601 West Broad Street. The owner needs a rear setback line variance in order to create a separate lot.

**Next Meeting:**

Mr. Balzer announced that the next meeting of the Prairie Township Zoning Commission would be Tuesday, February 26, 2008, at 3:00 p.m. at the Township Hall, 23 Maple Drive.

**PRAIRIE TOWNSHIP ZONING COMMISSION  
MINUTES OF JANUARY 22, 2008 MEETING**

---

There being no further business, Mr. Balzer adjourned the meeting at 4:00 p.m.

Respectfully submitted,

Hulda Moffitt, Secretary  
Prairie Township Zoning Commission

