

**PRAIRIE TOWNSHIP ZONING COMMISSION
MEETING MINUTES: JUNE 25, 2019**

ATTENDANCE

Members Present: Christopher Finn, Chairman; Melvin Jones, Vice-chairman;
Hulda Moffitt, Secretary; Howard Balzer

Member Absent: Bruce Whyte

Alternate Members Present: Nancy Daniels, Kevin Dye

Staff Present: Connie Swisher, Zoning Inspector
Dana Scott, Zoning Specialist
Alicia Armentrout, Zoning Specialist

Resident Guests Present: Joe Meijer
Raymond Daniels

CALL TO ORDER

Christopher Finn, Chairman, called the meeting of the Prairie Township Zoning Commission to order at 3pm on Tuesday, June 25, 2019, at the Township Hall, 23 Maple Drive, Columbus, Ohio 43228.

Because of Mr. Whyte's absence, Chairman Finn asked Nancy Daniels to join the other board members at the conference table.

MEETING MINUTES

Mr. Finn asked for a motion to approve or correct the minutes for the April 23, 2019, Prairie Township Zoning Commission meeting. (There was no meeting in May.)

Mr. Jones made a motion to approve the April 23, 2019, meeting minutes as written; motion seconded by Ms. Daniels.

Roll call as follows:

1. Howard Balzer Aye
2. Nancy Daniels Aye
3. Hulda Moffitt Aye
4. Melvin Jones Aye
5. Christopher Finn Aye

OLD BUSINESS**Continued Review & Discussion of Text Amendments****Presented by Connie Swisher****Editorial Notes**

A print copy of the proposed zoning amendment to Section 1101 in Article 11 was provided to board members. New text changes to be discussed at the current meeting were highlighted in yellow. Changes discussed at a previous meeting were printed in red ink.

Also, a "Summary Guide" of all other amendments discussed to date was provided to board members.

Ms. Swisher used a computer-generated video of proposed zoning amendments to accompany her verbal presentation.

ARTICLE 11: AMENDMENT**Section 1101: Required Parking and Loading Plan**

Action:

Single family or two-family residential uses shall be required to have a parking and loading plan included in an application for a Zoning Permit. That is, these residential uses will no longer be exempted from the regulation. Additionally, all parking and loading plans over 1000 feet shall now have to meet the requirements as stated in the MS4 Land Disturbance Regulations for Prairie Township. (MS4: Municipal Separate Storm Sewer System: refers to a collection of structures designed to gather stormwater and discharge it into local streams and rivers.)

Section 1101 has been rewritten because of the number of changes needed.

Section 1101:

All land uses in all zoning districts shall submit a parking and if applicable a loading plan to the Zoning Inspector as part of the application for a Zoning Permit. The parking and loading plan shall show boundaries of the property, driveways, parking spaces, loading areas, circulation patterns, drainage plans, construction plans for any boundary walls or fences, a screening plan, and the location of adjacent houses or buildings. Required off street parking and loading facilities for non-residential uses shall be located on the same lot as the structure or use served, except that a parking facility providing the sum of parking space required of several uses may be provided contiguous and in common to the structure and uses served.

All parking and loading plans over 1000 square feet shall meet the requirements set forth in the MS4 Land Disturbance Regulations for Prairie Township.

Comment: Changes to this section were required in order to be consistent with other proposed changes related to parking and storage requirements and to meet MS4 requirements.

Summary Guide – Zoning Text Amendments

Ms. Swisher provided an overview with explanations of currently proposed text amendments as of this date to the Prairie Township Zoning Resolution. (See “Summary Guide” document.)

Articles/Sections reviewed were:

Prairie Township Zoning Resolution			
Article		Section	
6	Amendment	605	Submission to County or Regional Planning Commission
		606	Submission to Director of Transportation
10	Supplementary District Regulations	1009	Accessory Buildings in Residential Districts
		1015	Parking and Storage Requirements
11	Off-Street Parking and Loading Facilities	1101	Required Parking and Loading Plan
18	WEST BROAD STREET CORRIDOR OVERLAY DISTRICT	1800	Purpose and Intent
		1801	Applicability, Extent and Compliance
		1802	Definitions
		1803	Building Orientation
		1807	Automobile-Oriented Facilities/Site Design
		1808	Architectural Standards
		1809	Signs
		1812	Open Space Provisions

Next Steps in Initiating Zoning Amendments

4 Adoption of Motion

Ms. Swisher stated that for the July meeting, Zoning staff will prepare a written motion that encompasses all proposed zoning amendments. After reviewing and making any changes, if agreed upon, in the document, the Zoning Commission will adopt a motion to initiate the package of proposed amendments to the Prairie Township Zoning Resolution.

4 Schedule & Hold Public Hearing

Following the adoption of its motion, the Zoning Commission will schedule a public hearing on the proposed amendments to be held in August.

At the conclusion of the public hearing, the Zoning Commission will transmit a zoning amendments recommendation to the Board of Trustees for its consideration and action.

NEW BUSINESS: None

ANNOUNCEMENTS

Community Highlights

Ms. Swisher said that there is a possibility that a rezoning may soon come before the Zoning Commission. A builder, who has built other homes in the Township, is considering constructing residential units on the vacant land north of Donatos Pizza, located at 350 Norton Road (Norton Road & Sullivant Avenue).

The Township recently received a resolution from the Ohio State House recognizing its 200 years of existence.

Upcoming Meeting

Mr. Finn stated that the next meeting of the Zoning Commission will be July 23, 2019, at 3pm at the Township Hall.

ADJOURNMENT

There being no further business before the Prairie Township Zoning Commission, Mr. Finn adjourned the meeting at 3:40pm.

Respectfully submitted,
Hulda Moffitt, Secretary