

MINUTES OF PUBLIC HEARINGS

PERRYSBURG CITY COUNCIL

FEBRUARY 2, 2016

Mayor Olmstead called the first public hearing to order at 6:16 p.m. Present were Council Members John Kevern, Jim Matuszak, Rick Rettig, Jonathan Smith, Barry VanHoozen, and Becky Williams (6). Tim McCarthy was absent (1). Also present were Bridgette Kabat, City Administrator, David Creps, Clerk of Council, Karlene Henderson, Law Director and Brody Walters, Planning and Zoning Administrator.

The purpose of the hearing was to consider a Code Amendment to Chapter 1260.20 of the Planning and Zoning Code regarding appeals of Final Site Plans. The Code currently calls for appeals of Final Site Plans to go to the Board of Zoning Appeals which would be a lateral move from the Planning Commission. The proposed code amendments would direct appeals to City Council instead of the Board of Zoning Appeals.

Mr. Matuszak asked what constitutes a denial and Mr. Walters stated a non-majority vote. Mr. Kevern asked why that Code section says PUD's cannot be appealed. Mr. Walters said that was written in 2006 and he is not sure. Mr. Matuszak asked if that language will be removed and Mr. Walters said that it will be.

The public hearing adjourned at 6:21 p.m.

Mayor Olmstead called the second public hearing to order at 6:21 p.m. Present were Council members John Kevern, Jim Matuszak, Tim McCarthy, Rick Rettig, Jonathan Smith, Barry VanHoozen, and Becky Williams (7). Also present were Bridgette Kabat, City Administrator, David Creps, Clerk of Council, Karlene Henderson, Law Director and Brody Walters, Planning and Zoning Administrator.

The purpose of the hearing was to consider Special Approval Uses for the Perrysburg 5th and 6th Grade School per Chapter 1235.04 (gg) – Public & Private School and Chapter 1235.04(yy) – Institutional Use. Mr. Walters called attention to the general and specific requirements for both special approval uses. He said that the Planning Commission approved the Preliminary Site Plan and the only change since that approval is that the roundabout has been replaced with a temporary four way stop. Mr. Walters also called attention to an email from Dave Serra of The Collaborative requesting that City Council consider action on the Special Approval Uses this evening. Mr. Matuszak asked if the change from the roundabout to a four way stop is related to #3 in Mr. Walters' report. Mr. Walters said that it is relative to but does not necessarily satisfy that item. Mr. Rettig asked about the drainage. Mr. Walters said that they are not to the construction drawing stage yet, but prior to the City issuing any permits they will have to meet all requirements. Mr. McCarthy asked if the roundabout is still being discussed. Mr. Walters said that it is still being discussed, but the site plan reflects conditions when the school will be built. Ms. Kabat said the Administration has been in several meetings with representatives from the Schools, the Wood County Engineer, Perrysburg Township and Middleton Township. The Wood County Engineer is going to submit a request for funding for the roundabout and the proposed budget amendment will include funds to be set aside for the City's contribution to it. Mr. Smith asked the anticipated cost of the roundabout. Ms. Kabat said the last estimate from the Wood County Engineer is \$1.2 million. Ms. Williams asked if the Schools will be part of the funding. Ms. Kabat said that they are looking at donating property to push the roundabout more into the city to avoid the need for more property from surrounding property owners. Mr. Smith asked how often City Council has voted on issues

without it going to the committee. Mr. McCarthy said it is out of the ordinary but it is not unprecedented.

The public hearing adjourned at 6:33 p.m.

David D. Creps, Clerk

Michael J. Olmstead, Mayor