

**CITY OF CIRCLEVILLE
PLANNING AND ZONING COMMISSION
104 EAST FRANKLIN STREET
CIRCLEVILLE, OH 43113
(740) 477-8224**

Wednesday, October 3, 2018
City Hall Council Chambers

MEETING MINUTES

Members Present

Al Sedlak
Don Sherman
Mike Combs
Dorcas Morrow
Don McIlroy, Mayor
Brenda Short, Clerk

Visitors Present

Becky Hammond

Chairman Al Sedlak called the meeting to order at 6:10 p.m.

The first item on agenda is to approve the August 1, 2018 meeting minutes. Mike Combs made a motion to approve the minutes, seconded by Dorcas Morrow. Motion carried.

Mr. Sedlak stated there was one item on the agenda and one person in the audience.

CONDITIONAL USE PERMIT #9-18 as requested by Pickaway County Community Action, 457 East Ohio St. Circleville, OH 43113, for use as a Youth Facility, which is in an area zoned SU, Special Use District.

Becky Hammond, Deputy Director of Pickaway County Community Action was sworn in.

Mrs. Hammond explained the plans. This will be a drop in center for youth from 3:00 p.m. till 8:00 pm that is supervised by Circleville Police Department, PARS and YMCA. They can get help with homework, social activities, games, arts. The old book store (block building) is what they are using.

Mr. Sedlak explained that this is in a Special Use District, therefore, all changes to the use must be brought before Planning and Zoning.

Mr. Sherman stated they have been using this every Tuesday and they have done a great job. This is great for the community.

Mayor McIlroy stated this is an amazing facility that averages about 150 kids every Tuesday.

Mrs. Hammond stated that during the summer months, they joined forces with the YMCA and the children swam in the morning, showered and then were bussed to the facility for food and activities.

Mr. Sedlak inquired if we have heard from anyone in the community in reference to this.

Brenda Short stated letters were sent out and there had been no replies.

Mike Combs made a motion to approve the use of the PICCA building for youth activities in an SU District. Mayor McIlroy seconded. 5 yeas. 0 Nays. Motion carried.

Mr. Sherman stated the South Court Street Connector needed to be named. The Police will need it to be named. Council requested Planning and Zoning to set the criteria for naming or give it a generic name that can be changed later. Council has turned down a couple requests from the community. We do not have any guidelines as we do not name streets. Goodchild is the south route. This is by the Pickaway Crossings Mall.

1375 North Court St, LLC has their plans and permits approved. They modified their drive thru and have been notified they need sidewalks. They will send back a modified site plan for review. They will have an exit only to the connector.

Al Sedlak commented it would be best to just recommend something generic.

Mayor McIlroy stated generic would be best.

The next item to discuss is in reference to Tree Commission. Don Sherman stated that he is on the Tree Commission. They are putting together rules and regulations. One item is the commission must have an appeals process in place. It would make sense that our committee serve as their appeals process.

Mr. Sedlak inquired where do the appeals for the Historical Review Board go?

Mr. Sherman read the Appeals Process 27.10 from the Zoning Ordinance. It makes sense that Planning and Zoning take the appeals process.

Mr. Sherman stated he had one last item to review and that was Home Occupations in Residential Districts. This used to be under Conditional Use but now it is under Accessory Use. It does not require anything other than a zoning permit, which Service Director can approve. He wanted to bring this to the Board just to make sure he understood this correctly and he could approve without coming before the Planning and Zoning Commission.

Mayor McIlroy stated this would be a faster process than having to wait for a meeting before it could be approved.

Al Sedlak stated he is reading it the same way and as long as Don Sherman is comfortable with it, that is fine.

Don Sherman stated if there is anything out of the ordinary or questionable, he would bring it before the board.

Mayor McIlroy made a motion to adjourn and Dorcas Morrow seconded. Motion carried. Meeting was adjourned at 6:35 p.m.

Submitted by: Brenda Short