



**WOOD COUNTY PLANNING COMMISSION
AGENDA
FEBRUARY 2nd, 2016 at 5:30 PM**

The Wood County Planning Commission will meet in regular session on Tuesday, February 2nd, 2016, at the County Office Building in Bowling Green, Ohio. The time of this meeting is 5:30 pm. A suggested agenda follows:

ROLL CALL

APPROVAL OF THE JANUARY 2016 MEETING MINUTES

UNFINISHED BUSINESS

SUBDIVISION – MIDDLETON TOWNSHIP

A preliminary plat entitled The Village at River Bend Lakes had been submitted for preliminary approval at the January 5th, 2016 Planning Commission meeting. The preliminary plat was a redesigned version of the Village at Riverbend Lakes plat that was granted preliminary approval at the January 2015 Planning Commission meeting. This plat was tabled at the January 5th meeting pending more information from the applicant regarding street connectivity within the plat as well as clarification of the official name of the plat. The applicant has chosen to return to the Commission with the same proposal and explain the concerns raised at the January meeting.

NEW BUSINESS

ZONING – FREEDOM TOWNSHIP

The Freedom Township Zoning Commission has submitted a text amendment to the current Freedom Township Zoning Resolution. Specifically, this amendment prohibits the use of non-traditional accessory buildings within Freedom Township.

ZONING – CENTER TOWNSHIP

The Center Township Zoning Commission has submitted a text amendment to the current Center Township Zoning Resolution. Specifically, this amendment officially sets the date the current Resolution is valid.

PUBLIC FORUM

DIRECTOR'S TIME

Staff activities for January 2016 will be reviewed.
Director will provide update on the Land Use Plan

CHAIRMAN'S TIME/COMMISSION MEMBERS' TIME

ADJOURNMENT

One Courthouse Square, Bowling Green, Ohio 43402
Phone: 419-354-9128 Fax: 419-373-4972
www.co.wood.oh.us/planning

UNFINISHED BUSINESS – SUBDIVISION – MIDDLETON TOWNSHIP

A preliminary plat entitled The Village at River Bend Lakes had been submitted for preliminary approval at the January 5th, 2016 Planning Commission meeting. At this meeting, the Planning Commission voted to table the item until such time that the applicant(s) could demonstrate the interconnectivity of the streets within the plat, as well as clarification regarding the name of the proposed plat.

For the upcoming meeting, the applicant(s) are resubmitting what was originally presented at the January 2016 meeting. In conversations with the applicants, it is the understanding of the Director that the applicant(s) will try to better explain their intent in regards to the plat.

ITEM # 1 ZONING TEXT AMENDMENT – FREEDOM TOWNSHIP

Staff Analysis

The Freedom Township Zoning Commission has submitted a text amendment to the current Freedom Township Zoning Resolution. Specifically, this amendment seeks to prohibit all non-traditional accessory buildings within the Township.

Staff Recommendation

The issue of non-traditional accessory buildings in Wood County Townships has garnered considerable attention as of late. Middleton Township has recently added language to prohibit these types of accessory buildings, and several other townships have contacted the Director regarding this matter.

Given the aesthetic and safety issues these type of buildings could cause, it is the recommendation of the Wood County Planning Commission Staff that the Planning Commission recommend to Freedom Township that the Township adopt this language.

Attachment:

- 1-A. Copy of proposed language

ITEM # 2 ZONING TEXT AMENDMENT – CENTER TOWNSHIP

Staff Analysis

Center Township has submitted a cover page to their current Zoning Resolution affixing the official date of the most current version of their Zoning Resolution.

Staff Recommendation

This item is recommended for approval by the Wood County Planning Commission Staff. It will alleviate confusion regarding what is the “most current” version of the Center Township Zoning Resolution.