

October 10, 2017

The regular monthly meeting of the Richfield Township Zoning Commission was called to order at 7:05pm by Chairman Doug Ronau. Those in attendance were Myra Condon, Frank Curtis, Doug Ronau, Cliff Williams and Zoning Inspector, Ron Smith. Mr. Reideler was unable to attend.

The minutes of the September, 2017 meeting were read and Mr. Williams moved to accept the minutes. Mr. Curtis seconded his motion. Roll Call: Mrs. Condon, yes; Mr. Curtis, yes; Mr. Ronau, yes, Mr. Williams, yes.

George Cox presented a revised site plan for the proposed garage addition. The house is non-conforming, sitting just 47' from the centerline of Richfield Center Road. The garage addition will be approximately 90' from the centerline. After discussion, Mr. Ronau moved to accept Mr. Cox's plan. Mr. Curtis seconded his motion. Roll call: Mrs. Condon, yes; Mr. Curtis, yes; Mr. Ronau, yes; Mr. Williams, yes. Mr. Cox stated that he would apply for the permit at a later date. His work schedule is such that he will not be able to start the project until next spring. He further stated that the motor home and boat sitting on the property will be moved to a storage facility.

Old Business:

Mr. Smith reported that the Buick Century at 3140 Kilburn Road has been moved. According to Deputy Sheriff Greg Matthews, a salvage title could be obtained through Lucas County if the original titles can't be produced by the owner. The Trustees have adopted a resolution to remove all junk vehicles from the property. The Board directed the fiscal officer to provide a 14 day notice to the landowner and to each lien holder. If the vehicles remain on the property after 14 days the Trustees shall provide for their removal. All expenses will be reported to the County Auditor to enter upon the tax duplicate. The expenses will be submitted to the State of Ohio for reimbursement to the Township.

The Commission will address the junk vehicles sitting at 2825 N. Berkey Southern Road, Swanton, Ohio at a later time.

Mr. Smith spoke with Scott Bieber regarding the proposed pond at 10150 Sylvania Metamora Road. The permit to dig the pond has expired. Mr. Bieber has advised the owner, Richard LaValley, that a new permit must be obtained.

New Business:

The Trustees have proposed an amendment to the Zoning Resolution to allow a property owner to build an addition on a non-conforming property that was built prior to the current zoning laws that is less than 100 feet from the center line of the road or 150 feet from the center line of the road on Central Avenue without filing an appeal to the BZA if the set back is the only determinant for the appeal.

The Commission discussed the proposed amendment briefly and will await the recommendations from the Lucas County Plan Commission who will hold their meeting on November 15.

Permits:

17-11 - Brian Barnaby, 13590 Sylvania Avenue, Berkey, Ohio - New Home Construction, ½ acre barn,
48' x 32' pole barn

AT 8:30, there was no further business. Mr. Curtis moved to adjourn the meeting. Mr. Williams seconded his motion. Roll call: Mrs. Condon, yes; Mr. Curtis, yes; Mr. Ronau, yes; Mr. Williams, yes.

Respectfully submitted,

Myra Condon, Secretary