

PLANNING COMMISSION

July 7, 2025

The July 7, 2025 Planning Commission meeting was called to order at 6:30 p.m. in Council Chambers by Kyle McColly, Chairman. Planning Commission members present were Kyle McColly, Tom Karcher, and Jordan Treadway. Nancy Johnson and Ross Niederkohr were absent.

Others present included: Greg Moon, Zoning Inspector; Nickie Coppler, City Auditor; Don Schwenning; Valerie Schwenning; John Walker; Kyle Treadway; and Sarah Bennett, Clerk.

The minutes of the May 5, 2025 Public Hearing, having been mailed to each Planning Commission member, were approved as received.

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Planning Commission members reviewed a request from Mr. Don Schwenning, 700 North Sandusky Avenue, for the construction of an attached 21' x 15' garage area to his residence. The addition would be located in the front yard and would maintain a setback of approximately 25' from the front property line. The 25' setback is approximately the same distance as the neighboring residences to the north. It was noted that the City's Zoning and Building Regulations require a 35' setback, therefore a variance is required for Mr. Schwenning's request.

A motion was made by Mr. Treadway, seconded by Mr. Karcher, to have Mr. Schwenning apply for a variance with the Board of Zoning Appeals for his attached garage area addition. Upon Roll Call, all members voted Yes. The Chairman declared the motion carried.

Zoning regulation items that may need to be addressed in the City's Zoning and Building Regulations were again discussed. A list of topics to be discussed is being formed which includes: driveways, vacant buildings, unsafe and unsanitary structures, signage, parking, airbnbs and short term rentals, and political signs. Mr. Moon will form a list based upon past discussions.

There being no further business, the Chairman declared the meeting adjourned.

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Sarah J. Bennett, Clerk

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Kyle McColly, Mayor