

MINUTES
ONTARIO PLANNING COMMISSION
JUNE 13, 2018

The Ontario Planning Commission met in regular session on June 13, 2018, at 5:00 p.m., in the Municipal Building with Chair Susan Hellinger presiding. The following Commission members were present at roll call: Chair Susan Hellinger, Service-Safety Director Jeff Wilson, Jill Knight and Mick Motley. Also, in attendance was Law Director Andrew Medwid, Zoning Inspector Dan Herrold and Clerk of Council Cathy VanAuker.

Mrs. Hellinger presented for approval the minutes of the regular Planning Commission meeting held April 11, 2018. Mr. Motley moved to approve the minutes as presented with a second by Mrs. Knight. Four members cast their votes Aye, zero Nay, and the motion to approve the minutes passed.

Mrs. Hellinger presented for approval the minutes of the special Planning Commission meeting held May 15, 2018. Mr. Wilson moved to approve the minutes as presented with a second by Mrs. Knight. Four members cast their votes Aye, zero Nay, and the motion to approve the minutes passed.

The first item to come before the Commission was a request from Sar Shalom for a conditional use permit for a church, synagogue or place of worship and assembly hall in a Business District. Tom Culp, 2684 Fox Road, Lexington, came forward to explain they purchased the UAW Hall at 2510 W. Fourth Street to use as a rental hall and a church hall.

- This building is located next to a residence.
- There are no time restrictions in our code for events taking place next to a residence but the noise ordinance would be in effect.

Mrs. Hellinger opened the public hearing for a conditional use permit at 2510 W. Fourth Street. Calling three times and hearing no one, the public hearing was closed.

A second request by Sar Shalom was for a variance to eliminate the required greenbelt between this property and the residence on the east side, in order to avoid obstructions.

- Mr. Culp said he spoke with the neighbor and they do not want a fence installed between the two properties.
- Mr. Culp and Mr. Herrold said the neighbor planned on attending this meeting but was not present.

Mrs. Hellinger opened the public hearing for the variance request on eliminating the greenbelt requirement between Business and Residential. Calling three times and hearing no one, the public hearing was closed.

Mrs. Knight moved to grant the conditional zoning permit for the purpose of using the building as a church or rental hall, second by Mr. Motley. Four members cast their votes Aye, zero Nay, and the motion passed.

Mr. Wilson moved to grant the variance request eliminating the required green belt between a business and a residence, second by Mrs. Knight. Four members cast their votes Aye, zero Nay, and the motion passed.

The last item on the agenda was to continue discussion on the notification process for Conditional Uses and Variances. This topic will be moved to the next meeting so the Mayor will be able to participate.

At 5:08 p.m., with no further business to come before the Planning Commission, the meeting was adjourned upon a motion by Mrs. Knight and a second by Mr. Motley.

Mayor Hutchinson

Date