

CITY PLANNING COMMISSION

MINUTES REGULAR MEETING FEBRUARY 2, 2021 5:30p.m.

CALL TO ORDER

The City Planning Commission met in regular session on February 2, 2021 at 5:40 p.m. at 105 N. Main Street (Second Floor – Council Chambers) Washington CH, Ohio.

At roll call the following members were present: Mr. Scot Dallmayer, Mr. Kirk Wilson, Mr. John Pfeifer, Mr. Keith Eckles, and Building Official & Recording Secretary Rod Bryant.

Mr. Wilson moved, and Mr. Dallmayer seconded the following motion:

MOTION: *To approve the minutes of August 4, 2020 as submitted.*

At roll call, the vote resulted as follows: *Mr. Dallmayer, "Aye", Mr. Wilson, "Aye", Mr. Pfeifer, "Aye", and Mr. Eckles, "Aye".*

MOTION CARRIED

BUSINESS SESSION

1. Election of Officers

Mr. Pfeifer moved and Mr. Wilson seconded the following motion:

MOTION: *To appoint Keith Eckles Chairman of the City Planning Commission for 2021.*

At roll call, the vote resulted as follows: *Mr. Dallmayer, "Aye", Mr. Wilson, "Aye", Mr. Pfeifer, "Aye", and Mr. Eckles, "Abstain".*

MOTION CARRIED

Mr. Wilson moved and Mr. Dallmayer seconded the following motion:

MOTION: *To appoint John Pfeifer Vice-Chairman of the CPC for 2021.*

At roll call, the vote resulted as follows: *Mr. Dallmayer, "Aye", Mr. Wilson, "Aye", Mr. Pfeifer, "Abstain", and Chairman Eckles, "Aye".*

MOTION CARRIED

1. Application #01-21
Hitesh Shah
847 Damon Drive
Washington CH, Ohio 43160

Issue: *To list "Skilled Gaming" as a permitted or conditional use in a designated zoning district.*

Hitesh Shaw described the skilled gaming usage that he desires for a new business. He stated that most property owners want to see where the City allows this type of business activity before they will talk about renting space.

Building Official Rod Bryant stated that the administration has encouraged usages, not listed within the Zoning Code text, to be located within the General Employment District, due to its purpose and location. Mr. Bryant stated that a conditional use, instead of a permitted use, would allow for the BZA to place safeguards upon the business.

Chairman Eckles stated that the conditional use makes sense because it imposes safeguards on a case-by-case basis.

Mr. Dallmayer wanted more information regarding the gambling aspect and asked about payouts. Mr. Shah stated that you must use a card to play the games and that all winnings go back onto the card which extend play-time, but that there is no cash payout.

Mr. Pfeifer stated that he believed the description of the use to be vague and that, if allowed, then a comprehensive statement of what is allowable should be completed.

With no further discussion, Mr. Wilson moved, and Mr. Dallmayer seconded the following motion:

***MOTION:** To recommend to City Council that Skilled Gaming be a conditional use in the GE – General Employment District.*

At roll call, the vote resulted as follows: Mr. Dallmayer, "Aye", Mr. Wilson, "Aye", Mr. Pfeifer, "Nay", and Chairman Eckles, "Aye".

MOTION CARRIED

OTHER BUSINESS

No other business.

ADJOURNMENT

There being no further discussion Mr. Pfeifer moved and Mr. Wilson seconded the following:

***MOTION:** To adjourn the February 2, 2021 City Planning Commission Meeting.*

At roll call, the vote resulted as follows: Mr. Dallmayer, "Aye", Mr. Wilson, "Aye", Mr. Pfeifer, "Aye", and Chairman Eckles, "Aye".

MOTION CARRIED

MEETING ADJOURNED

The meeting was adjourned at approximately 5:58 p.m.

APPROVED this _____ day of _____, 2021.

Mr. Rod Bryant, Recording Secretary

Mr. Keith Eckles, Chairman