

**PRAIRIE TOWNSHIP ZONING COMMISSION
MINUTES OF MARCH 25, 2008 MEETING**

Members Present: Howard Balzer, Christopher Finn, Glen Hymer, Hulda Moffitt, and Judy Stalter

Members Absent: None

Others Present: Dana Scott, Zoning Clerk; Pam Williams, Township Resident

Call to Order: The meeting was called to order by Howard Balzer, Chairman, at 3:00 p.m.

Meeting Minutes:

Mr. Balzer asked for a motion to approve or correct the February 26, 2008 Prairie Township Zoning Commission Meeting Minutes.

No corrections to the Minutes were made.

Ms. Stalter moved to approve the January 22, 2008 Zoning Commission Minutes as written. Mr. Finn seconded the motion.

Roll call as follows:

1. Christopher Finn Aye
2. Glen Hymer Aye
3. Hulda Moffitt Aye
4. Judy Stalter Aye
5. Howard Balzer Aye

The motion was approved unanimously.

Old Business:

None

New Business:

None

ANNOUNCEMENTS:

Application for Zoning Amendment: Application No. 176-R2-08

Applicant: Tim Donut U.S. Limited

Dana Scott said that Connie Swisher was attending the Franklin County Technical Review Committee meeting because the Tim Hortons application to rezone 32 Inah Avenue in Prairie Township from Medium Density Residential (R-6) to General Business (GB) was on Tech Review's March 25th agenda. The rezoning is requested in order to allow the Inah Avenue site to be joined with the lot north of it on West Broad Street for a proposed Tim Hortons restaurant. Sean Essinger is the agent representing the applicant, Tim Donut U.S. Limited.

**PRAIRIE TOWNSHIP ZONING COMMISSION
MINUTES OF MARCH 25, 2008 MEETING**

Ms. Scott distributed a Zoning Amendment package to each member of the Zoning Commission. The package from Tim Hortons includes:

- Application for Zoning Amendment (176-RZ-08); Letter from Prairie Township Zoning Office
- Preliminary Sign Package & Equipment Plan
- Blue Print: Proposed Landscape Plan West Broad Street at Inah Avenue
- Blue Print: Legal Description, Survey Notes, Site Plan
- Emails between Tim Hortons & the Ohio Department of Transportation;
Site Aerial Map

Tim Horton plans to tear down Jelly Donuts, the existing business at 5095 West Broad Street, combine this property with the one south of it, and erect a new building. Tim Hortons needs a setback variance for the new building because of ODOT's plan to widen West Broad Street five feet on each side.

Tim Hortons also has submitted an application for a variance to install signage. This application will be handled by the Board of Zoning Appeals.

Ms. Scott asked Commission members to review the detailed information in preparation for the next meeting. She also mentioned that in addition to rezoning documents the package includes a proposal from Tim Hortons to share a curb cut with Fifth Third Bank, 5055 West Broad Street.

Public Hearing on Tim Hortons Zoning Application

Ms. Scott said that the next step is a formal hearing on the Tim Hortons application. The public hearing will be held at the Zoning Commission's next scheduled meeting on Tuesday, April 22, 2008, at 7:00 p.m.

(Note: After the March meeting, the Tim Hortons application was withdrawn by the applicant. Chairman Howard Balzer cancelled the April 22, 2008 meeting.)

Next Meeting:

Mr. Balzer announced that the next meeting of the Prairie Township Zoning Commission would be Tuesday, May 27, 2008, at 3:00 p.m. at the Township Hall, 23 Maple Drive.

There being no further business, Mr. Balzer adjourned the meeting at 3:30 p.m.

Respectfully submitted,

Hulda Moffitt, Secretary
Prairie Township Zoning Commission

