

**REGULAR MEETING
PLANNING COMMISSION
MINUTES**

MARCH 10, 2022

THE REGULAR MEETING OF THE RICHMOND PLANNING COMMISSION WAS CALLED TO ORDER AT 7:00 P.M., ON THURSDAY, MARCH 10, 2022, BY CO-CHAIRMAN ZINK

ROLL CALL

Present: Frank, Kaminski, McClellan, Moore, Rix, Weinert, Zink

Absent: Majchrzak, Misko

Others: City Planner Jeschke, City Clerk Stagl

Visitors: Neil Bryan, Frank Trucano, Michael Misteravich, Melissa Majchrzak

Motion by **Rix**, seconded by **Kaminski**, to excuse Commissioners Majchrzak and Misko from tonight's meeting.

All yeas

Motion passes

APPROVAL OF MINUTES

Motion by **Rix**, seconded by **Frank**, to approve the minutes of the February 10, 2022, regular meeting as presented.

All yeas

Motion passes

AUDIENCE PARTICIPATION

None.

CORRESPONDENCE

Quarterly Roundtable Meeting Minutes of January 17, 2022
City Council Meeting Minutes of January 17, 2022
Special Council Meeting Minutes of January 24, 2022
City Council Meeting Minutes of February 7, 2022

Motion by **Zink**, seconded by **Frank**, to receive and file correspondence as presented.

All yeas

Motion passes

ADOPTION OF AGENDA

Motion by **Kaminski**, seconded by **Rix**, to adopt the agenda as presented.

All yeas

Motion passes

PUBLIC HEARING

None.

ITEMS FOR CONSIDERATION

B-1. Site Plan Review for a proposed expansion/Outdoor display of merchandise/68224 Main Street

City Planner Jeschke informed the Board that the applicant would like to expand their shed demonstration area behind the silos toward the rear (north end) of the property located at 68224 Main Street. The business has been going very well for Backyard Living, and the applicants would like to have additional space for more demos on their property. The applicant is proposing to demolish a few small building on the site and provide an internal drive past the existing silos to a proposed expanded product display area. The applicant is not proposing any additional access to Beech Street. The applicant is proposing to have approximately 30 additional sheds/play structure, etc. within the display area.

The additional display is appropriate given the type of business. The recommendation is for a conditional approval of the requested site plan review.

Motion by **Zink**, seconded by **Frank**, to approve the requested Site Plan Review for the proposed expansion of the outdoor display of merchandise in conjunction with Backyard Living on 9.593 acres located at 68224 Main Street (APN: 50-07-06-01-157-008), subject to the following conditions(s):

1. A greenbelt buffer consisting of one tree spaced every 20 feet and five shrubs between each tree shall be provided along the Beech Street property line from the silos extending northward approximately 200 feet.

All yeas

Motion passes

B-2. TXT-01-2022/City of Richmond/Text Amendment to Section 7.04 (Solar Collectors and Similar Facilities)

City Planner Jeschke presented the Commission with a proposed ordinance, based on the Cooper Township Solar Ordinance as a guide.

If we received Planning Commission consensus on the proposed ordinance tonight, it will be placed on the April 14th meeting for a public hearing and approval, then forwarded to City Council for the first and section reading and adoption.

The consensus of the Planning Commission was that they were in favor of the ordinance language as proposed by the City Planner and the ordinance could move forward for a public hearing at the April 14th meeting.

MISCELLANEOUS MATTERS FROM THE CITY STAFF

None.

CHAIRMAN AND COMMISSION MEMBERS

None.

ADJOURNMENT

Motion by **Frank**, supported by **Zink**, to adjourn the Planning Commission Regular Meeting at 7:41 p.m.

All yeas

Motion passes

Respectfully submitted:
Karen Stagl
City Clerk