

# *MINUTES*

## *DEFIANCE TOWNSHIP ZONING BOARD OF APPEALS 05-06-14 MEETING*

**DATE:** Tuesday, May 6<sup>th</sup>, 2014  
**LOCATION:** 2<sup>nd</sup> Floor Conference Room – Def. Co. Commissioners Building  
**TIME:** 7:00 P.M.

The meeting was called to order by Mr. Lynn Keller, Chairman of the Defiance Township Zoning Bd of Appeals. Mr. Keller asked the clerk to call the roll.

The Clerk then called the roll for attendance. Board of Appeals members present were: Lynn Keller, Larry Plummer, Thomas Rosedale, Roy Perez, (Sherry Shock was excused). With four of five regular members answering present a quorum was declared.

Other Township representatives present were: Mr. Jason Shaffer – Township Zoning Inspector, Charles Bakle, & Diana Mayer – Township Trustees.

Visitors present were: Mrs. Linda Perez 812 Indian Bridge Lane, Renae Gershutz and Jeremy Okuley 24254 Nagel Rd, Defiance, Ohio.

Chairman Keller then read item 1 of the agenda:

Item 1: A request for a "conditional use" permit for the construction of a new home on a parcel zoned "agricultural". The parcel owned by Renae Gerschutz at State Rte 66 & Bowman Rd, - Defiance, Ohio, 43512, is located on the southeast corner of the southeast corner of section 11, Township 3 north, range 4 east containing 38.92 acres more or less of Defiance Township, Defiance, County, Ohio. The parcel ID is B1100-1100-1000.

Handouts previously provided to the Appeal's Board members were noted:

- a. copy of application for the "conditional use" –
- b. a Soil & Water review
- c. aerial of full parcel from co auditor's web page – contains legal description as provided to clerk

1) The Chair then asked Ms. Gershutz and Mr. Okuley to explain the project and need for the conditional use permit.

a) Mr. Okuley said that they intend to construct a 4000 square foot home on the property in and or near the location as noted on the soil and water review dated 4-11-2014 which was part of the data that the Appeals Board members had before them. Okuley noted there were additional government bodies that yet needed to review and approve (county planning and county engineering access approval).

b) Chairman Keller then asked if any citizens present had any concerns with the project as proposed.

i) There were no objections.

c) The Chair asked for a motion:

It was moved by Mr. Plummer to approve the request for a conditional use permit to construct a home on the parcel as presented to the Board of Appeals.

Mr. Rosendale seconded: and the vote was called.

Lynn Keller, Chair       yea  

Roy Perez                   yea

Larry Plummer

yea

Sherry Shock

excused

Thomas Rosendale yea

The vote being four yeas and no nays. The motion to approve the conditional use request was approved.

The meeting adjourned.