

MEMORANDUM

TO: Mayor and Members of City Council
FROM: Brent N. Damman, Zoning Administrator
SUBJECT: Recommendation from the City Planning
Commission to approve an Amended Special Use
Permit for Jehovahs Witness Church.
MEETING DATE: November 18th, 1991 7:00pm
HEARING #: PC 91/22

BACKGROUND:

An application by Napoleon Ohio Congregation of Jehovahs Witness 211 E. Cherry St. Liberty Center Ohio, for an Amended Special Use Permit, to allow construction and operation of a church on a parcel of land described as situated in the northwest quarter of the northwest quarter of section 12 town 5 north, range 6 east, Napoleon Township, Henry Co, (across from the Holiday Inn 2395 N. Scott St.). The application is pursuant to Sections 151.35(A)(4) and 151.44 of the City of Napoleon, Ohio, Code of Ordinances and is located in an "C" Residential District.

RESEARCH AND FINDINGS:

1. That the above mentioned parcel is located in an "C" residential District in which a Church use is permitted only by special use proceedings.
2. The parcel in request is currently undeveloped and utilities are available.
3. The development of this parcel would require extension of sewers and water service at the developers expense.
4. This type of use would be subject to all restrictions applied to it by the City Planning Commission and City Council.

ADMINISTRATIVE OPINION:

Typically in the past placement of a church in a residential area has not had a negative affect on surrounding properties.

WRITTEN FINDINGS OF FACT:

The City of Napoleon Planning Commission held a hearing on November 12th, 1991 @ 5:00pm, summary as follows.

MEMBERS PRESENT WERE:

Richard McBroom (Chairman), Mayor Steven Lanckenau , Ann Luzny, Larry Haase, Secretary: Brent N Damman