

PC-20-01

Subdivision Plat

MEMORANDUM

TO: Members of The City Planning Commission
FROM: Kevin Schultheis Code Enforcement / Interim Zoning Admin.
SUBJECT: Subdivision Plat
MEETING DATE: March 10, 2020 @ 5:00 PM
HEARING #: PC-20-01

BACKGROUND:

An application for public hearing has been filed by Damira, LLC, 1540 Willamsburg Ave., Napoleon, Ohio 43545 (Brian Bostelman). The applicant is requesting the approval of a Subdivision Plat to combine two parcels in order to build a new optometrist office. The request is pursuant to Section 1105.04 (Subdivision Administration) of the Codified Ordinances of Napoleon Ohio. The property is in a C-4 Planned Commercial Zone.

RESEARCH AND FINDING

The administration of subdivision control shall be the responsibility of the Planning Commission and the Interim Zoning Administrator. In furtherance of such responsibility the Interim Zoning Administrator shall:

- (a) Accept applications for subdivision, submit to the Finance Director for collection of applicable fees, and establish appropriate public hearing dates.
- (b) Examine plats submitted and inspect premises to be subdivided for compliance with the regulations of this Planning and Zoning Code, Master Plan, and other pertinent ordinances or documents.
- (c) Have continuous liaison with the City Engineer for the purpose of planning roads and public utilities to serve the subdivision in question and consider impact on existing and future subdivisions in the same drainage districts.
- (d) Have or cause to be maintained permanent records of all actions concerning this chapter.
- (e) Forward to the Planning Commission, copies of applications for subdivision, copies of available plats, and other pertinent information for their consideration.
- (f) Provide the Planning Commission with written reports and comments on all proposed subdivisions.
- (g) Cause to be prepared comprehensive reports of the Planning Commission's recommendations for submission to the Council.

Application for Public Hearing

City of Napoleon, Ohio

I/We herby request a public hearing to consider the following:

Planning Commission

(MZON 100.1700.46690)

- Conditional Use
\$125.00
- Amendment
\$125.00
- Subdivision in City
\$75.00 + \$5.00 each, after two
- Preliminary Plat of Development
\$125.00

Preservation Commission

(MZON 100.1700.46690)

- Certificate of Appropriateness
\$25.00

Board of Zoning Appeals

(MZON 100.1700.46690)

- Certificate of Zoning
\$25.00
- Re-Zoning
\$125.00
- Variance
\$125.00
- Administrative Appeal
\$50.00

Address of property: _____

Description of request:

Approval of Subdivision Plat

Damira, LLC
OWNER(S) NAME (PRINT)

1540 Williamsburg Ave
ADDRESS- CITY, STATE, ZIP

419-966-0916
PHONE NUMBER

 / Member of Damira, LLC
SIGNATURE

***Public hearings are held on the second Tuesday of each month; this petition must be filed with the Zoning Administrator thirty (30) days before the public hearing date. All plans, plats, deeds and other requested information must accompany this application before the hearing will be scheduled. ***

APPLICANT MUST BE AN OWNER OR AN AUTHORIZED REPRESENTATIVE EVIDENCED BY LETTER OF APPOINTMENT.

Brian Bostelman / Member of DAMIRA LLC / 1540 Williamsburg Ave.
APPLICANT NAME (PRINT) ADDRESS

 / Napoleon, OH 43545
APPLICANT SIGNATURE CITY, STATE, ZIP

419-966-0916
PHONE

Hearing #: _____ Hearing Date: _____ Zoning District: _____

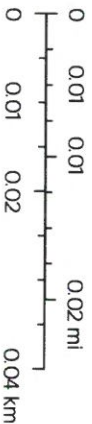
Office Use Only Batch # <u>42720</u> Check # <u>191</u> Date <u>1-31-20</u>

ArcGIS Web Map



2/13/2020, 11:27:37 AM

- Parcels
- Dimensions And Symbols
- - - - Historic Parcel Lines
- Historic Lot Lines
- - - - Right of Way NPL
- Dimensions / Symbols
- Street Centerlines
- STREET
- - - - ALLEY



1:1,128

Dan Jenkins, Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics,

Web AppBuilder for ArcGIS
 Woolpert, Microsoft | Dan Jenkins |

