

Regular meeting of the City of Downs Planning Commission was held January 27, 2020, 5:30 p.m. at City Hall. Members present: Linda Miller, Jim Cary, Dale Goheen, Don Heiland. Absent: Chris Steinshouer, Kabin Henke, Jamie Emerson, Chelsi Remus. Also in attendance: Mayor John Bisnette, City Attorney Bruce Berkley, City Clerk Cynthia Shanley. Others present: Sheila Curtis, James Benitas, Evan Joy, Devin Renken, Charlie Stevens, Joyce Hake.

Chair Linda Miller called the meeting to order.

DPC Secretary will provide minutes from previous, 11/25/2019, meeting for approval at next meeting.

Miller presented a resignation letter from Kabin Henke, effective 01/27/2020. The Planning Commission has two open positions due to resignations of Chelsie Remus and Kabin Henke. Miller noted PC members eligibility extends for a three-mile range of Downs city limits.

Chair opened discussion regarding election of a new PC Chairman. Cary nominated Linda Miller. Commissioner Cary moved, seconded by Heiland to elect Linda Miller as PC Chairman. Carried.

Cary moved, seconded by Heiland to elect Dale Goheen 2nd Vice President. Carried.

Curtis and Benitas were given the floor to discuss a proposal on RV/Trailer park creation at the previously owned Zim's Park property. Property is now held by owners in Ohio who are willing to negotiate with Curtis/Benitas with regard to purchase of property.

Commission members brought forth concerns regarding the infrastructure and easements required to implement said project. Concerns included zoning issues, number of lot/spaces planned, easements, setbacks, water/sewer hook-ups, trash service, length of stay for RV users (tax revenue may suffer if long-term RV occupants live in RV), creation of entry/exit gravel roadways, width and depth of individual RV/Trailer spaces, and other issues not yet considered.

Chair Miller explained the Commission's duty will be to set guidelines and planning strategy for any and all future proposals of similar nature.

City Attorney Berkley will draft a preliminary document to address Planning Commission guidelines.

Next regular Planning Commission meeting is February 24, 2020. If required, Chair Miller will convene an additional special meeting when City Attorney's draft document is complete.

6:30 P.M Commissioner Cary moved to adjourn, seconded by Commissioner Heiland. Carried.



Cynthia Shanley, DPC Secretary