

Gambier Village Planning Commission

7:30 p.m. 11-21-23

Regular Meeting Minutes

Commission members PJ Glandon, Morgan Giles, Lisa Gichner, Elizabeth Bonaudi and Mayor Leeman Kessler were in attendance. Also in attendance were Village Administrator R.C. Wise, applicant Matt Bonaudi and visitor Jennifer Snow.

- **Call to order:** Chairman Morgan Giles called the meeting to order at 7:30 p.m.
- **Recusals, if any.** Elizabeth recused herself from the Bon Audi conditional use application.
- **Swearing in members of the public giving testimony:** Morgan swore in applicant Bonaudi.
- **Visitor's Forum** – Jennifer Snow said she plans to present an application for next month's meeting to construct a fence between their property at 209 W. Wiggin and the elementary school. She said she has talked to the principal who is in support of a fence because some stray balls bounce over to the Snows' property.
- **Approval of the 10-17-23 regular meeting minutes.** Lisa moved and Mayor Kessler seconded a motion to approve the minutes as presented. All approved in a voice vote.
- **Conditional Use Application** – Bon Audi Properties LLC requested Conditional Use Permit to operate a short-term rental at 103-105 Meadow Lane. Matt Bonaudi said they plan to repair and remodel the property and that they want to make 105 Meadow Lane a long-term rental but they would like to convert 103 Meadow Lane into a short-term rental. Matt said they would not allow mean dogs or inoperable vehicles to be parked at the property and that they hope to close on the purchase of the duplex in December. Morgan noted the Bonaudis are permanent residents of the village and have supplied an insurance policy with sufficient limits. Matt said they would be managing the rental. PJ said he thought their plans would be an improvement over what's there now. Lisa referred to the e-mail sent to the Commission by neighbors with their concerns. Matt stated they plan to keep the units separate and that they are three-bedroom, 1 ½ bath units on each side. Morgan said he was glad to see they plan to keep one side as a long-term rental. Mayor Kessler moved and PJ seconded a motion to approve the conditional use application. All approved in a voice vote but Elizabeth who abstained.

ZONING INSPECTOR – ZONING REPORT

No report

- **Adjourn** – Morgan adjourned the meeting at 7:43 p.m.