

City of Defiance Planning Commission

March 16, 2015, Meeting Minutes

ATTENDANCE:

Name	Title	Yes	No
Steve Graf*	Defiance City Planning Commission Chairperson	X	
Mark Hall*	Defiance City Planning Commission Vice-Chairperson <i>[Representative from Parks Board]</i>	X	
Paul Sulpizio*	Defiance City Planning Commission Member	X	
Drew Schindler*	Defiance City Planning Commission Member	X	
Dan Bohn*	Defiance City Planning Commission Member <i>(Representative to Zoning Board of Appeals)</i>	X	
Bob Armstrong*	Defiance City Mayor	X	
Jeff Leonard*	Defiance City Administrator		X
J. Roger Engel	Defiance City Zoning Board of Appeals		X
Lee Rausch	Defiance City Engineer/Planning Commission Clerk	X	
Connie Seimet	Defiance City Planning Commission Secretary	X	

* Voting Members of Committee

OTHERS PRESENT:

Name	Company	Address	Phone No.
Rex Robison	City of Defiance	631 Perry Street, Defiance	419-784-2195
Richard & Janet Tobias		328 Biede, Defiance	419-782-8793
Janice Doeden		328 Osceola, Defiance	419-782-0320
David L. Phillips		319 Tacoma, Defiance	419-438-3602
Jay A. Solether		Not given	419-438-6939
Darla Meyer		Not given	419-439-1673
Tom Sanford	Sanford Trucking	912 Holgate	419-782-0521
Dave Gerken	Second Baptist	1739 Tiffin Dr., Defiance	419-769-3137
Eric Peltz	First Presbyterian, Defiance Ministerial Association	48 Squire St., Defiance	419-785-6554
Jeff Barber		158 Cleveland Ave., Defiance	419-576-7449
Max Begley		1287 Hilton Head Ct., Defiance	419-769-0240
Rick Kolb		278 E. Broadway, Defiance	419-980-0764
Nancy Andrist		738 Indian Bridge Lane, Defiance	419-784-3961
Breanna Tolles		404 Tacoma Ave., Defiance	812-917-8451
Erv & Pauline Adolf		805 Ralston Ave., Defiance	419-438-6158
John & Kay Cattell		Not given	419-395-1020
Dennis & Coralee Carroll		Not given	419-782-9505
Anmarie Bakle		307 Osceola, Defiance	419-789-8671
Lynn Weber		Not given	Not given
Rod Rittenhouse		512 Ravine, Defiance	419-782-9990
Joe Meyer		307 Tacoma, Defiance	419-439-1674

John Jackman		1160 S. Clinton, Apt. 2, Defiance	419-438-5903
Jim Goedde		1816 Darbyshire, Defiance	419-782-7215
Amanda Rettig		316 Osceola, Defiance	419-261-0914
Rod Johnson		Not given	614-787-7782
Wayne Olsson		557 Bunn Dr., Defiance	
Nicholas Hoffman		Not given	419-438-5790
Katie & Chad Relue		311 Osceola, Defiance	Not given
Katye Katterheinrich		216 Johnson Circle, Defiance	419-784-0781
Tom Ziegler		411 Tacoma, Defiance	419-439-3769
Michelle & Matthew Epple		300 Osceola Ave., Defiance	419-782-6105
Delbert Hammon		312 Minneapolis, Defiance	419-784-2865
Jeff Hahn	Hahn Properties	Not given	419-956-8154
Lee Martinez		96 Biede, Defiance	419-782-9450
Charles & Denise Gray		833 E. Second, Defiance	419-784-0842
Connie Kerr		728 Front St., Defiance	419-980-8342

Chairperson Mr. Graf called the meeting to order at 4:30 p.m. with a quorum present.

ADMINISTRATIVE ITEMS:

- Mayor Armstrong made a motion to approve the January 26, 2015, Planning Commission Meeting Minutes. Mr. Sulpizio seconded the motion. The motion carried unanimously.
- Administrative Activities: None
- Clerk’s Report: None

Planning:

NOTE: DUE TO THE LARGE AUDIENCE TURNOUT FOR PLANNING ITEM #1, IT WAS MOVED TO THE END OF THE AGENDA.

PLANNING ITEMS:

Planning Item 2a – PROPOSED PERMANENT REZONING, 1955 BALTIMORE STREET, REVIEW AND RULE

Location description: Parcel B012111003200, located in the City of Defiance, Defiance County, Ohio. Rezoning request is for the entire property. Proposed rezoning of 1955 Baltimore Road is M-3 “General Industrial District”. Existing zoning is B-3 “Highway and General Business District”. Said request is by Rod Rittenhouse.

Mr. Graf read the item to all. Proposed use is for additional storage units. The old wooden warehouse building (formerly owned by Duerk Builders) will be torn down. Mr. Rod Rittenhouse was present. He said the objective for the property is to tear down the old building on the property and build new storage units. Mr. Rittenhouse would like to rezone the properties across the road to M-3 in the future, he thought the M-3 Zoning would be best for this property. He has also found the water line easement and the valve.

Mr. Bohn wanted to know what the “PS” stood for. Mr. Graf said “Permitted Standards” that Mr. Rittenhouse must meet. Mr. Rausch said the standards would be incorporated into the requirements when the site plan is submitted before the Engineering Certificate is released.

Mr. Hall made a motion to accept the permanent rezoning request of M-3 and recommend to Council, seconded by Mr. Shindler. All members voting aye, the motion was approved.

Planning Item 2b – SITE PLAN, 1955 BALTIMORE STREET, REVIEW AND RULE

To review and rule on a proposed new self-storage facility to be located at 1955 Baltimore Road. This site is the old Duerk Construction Warehouse site. Said request is by Rod Rittenhouse.

Mr. Graf read the item to all. Mr. Graf said Mr. Rittenhouse submitted the preliminary site plan for review and will submit the final site plan to Engineering. Mr. Rausch said Mr. Engel has a concern with the site plan and the rear yard setback; their recommendation would be to approve the proposed rear yard setback to continue with what is currently there (Mr. Engel was not unable to attend the meeting tonight). Mr. Rausch said Planning Commission will need to approve the site plan to proceed.

Mr. Sulpizio wanted to know if the Railroad was involved in this. Mr. Rausch said they were not as this is on private property (the Railroad received a notice that was sent to all property owners within 200' of the property). Mayor Armstrong said all were in favor of the site plan during the Project Review meeting.

Mayor Armstrong made a motion to accept the proposed site plan, seconded by Mr. Hall. All members voting aye, the motion was approved

Planning Item 3 – PROPOSED PERMANENT REZONING, 20700 CR 424, REVIEW AND RULE

Location description: Parcel B012111001202, located in the City of Defiance, Defiance County, Ohio. Rezoning request is for the entire property. Proposed rezoning of 20700 CR 424 Road is M-3 "General Industrial District". Existing zoning is B-3 "Highway and General Business District". Said request is by Jim Hermiller.

Mr. Graf read the item to all. Mr. Jim Hermiller was present as well as his Architect, Mr. Rodney Johnson. Mr. Johnson said the plans had been submitted to Mr. Engel for the rezoning. Mayor Armstrong felt the storage units would be very well fitted for the area and a good use of the land. Mr. Rausch said we are not approving the site plan at this time, they are asking to have the entire property rezoned.

Mayor Armstrong felt it was a very good use of the land, as discussed during Project Review as well.

Mr. Graf wanted clarification on the building setbacks – currently showing both 30' and 50'. Mr. Johnson would like to have the buildings have the 30' setback. Mr. Rausch said that would be addressed with their site plan review. Mr. Johnson was aware of the ditch and the drainage issues.

Mayor Armstrong made a motion to accept the proposed permanent rezoning request of M-3 and recommend to Council, seconded by Mr. Sulpizio. All members voting aye, the motion was approved

Planning Item 1 – REVIEW AND RULE, CONDITIONAL USE REQUEST

Review and rule on proposed Conditional Use request for property located at 312-314 Osceola Avenue. Current zoning is R-2, "Medium Density Residence District". The proposed use is a Lodging House. Lodging House is a Conditional Use under R-2. Said request is by Jeff Hahn, Hahn Properties.

Mr. Graf read the item to all. Mr. Graf said Planning Commission would be able to grant the Conditional Use. Mr. Hahn purchased the property with the intention to lease it to the ministry for temporary housing for 1-4 men that have recently been released from prison to provide housing and programs for them. He had a meeting with Mr. Engel and Mr. Rausch to explain what they are going to do; Mr. Williams recommended the Lodging House.

Mr. Graf asked about the definition of a Boarding House, per the Zoning Code however those individuals would have meals provided to them. Mr. Hahn said the people would cook for themselves to learn how to take care of themselves. Mr. Graf said this type of use would require to be near public

agencies and facilities. Mr. Hahn said the location is good being close to the sheriff's office, pharmacy, Path Center and other public agencies. Mr. Graf wanted to know if they were under the "watchful eye of the probation office". Mr. Hahn said there are some that no longer have a probation officer, it depends on the person and circumstance the ministry will be in touch with them every day (there will not be someone living with them in the house 24/7). Mr. Hahn said they are working on fees for the program, they have to apply for the program and it is a long process. Most of the people involved will have already entered in some type of in-prison program and have shown that they will have a high chance of success. They are not looking for people that they would have problem with, they want to have those people in the program that would have a high rate of success. Mr. Hahn said there are other homes that are group homes, but not with these types of individuals. Mr. Hahn said they will be "supervised" as there will be cameras and programs that the individuals must attend, they will not have their own cars. They will not be supervised 24 hours a day, the ministry will be there many times during the day to work with them, go to various appointments at agencies as well as doctor visits. Mayor Armstrong feels that many think it is a good idea, but have the attitude of "but not in my neighborhood". Mr. Hahn said he realizes that and they are taking steps that they are putting the right people in the house, this could happen with anyone that just rents the house. Mr. Hahn said if it is just impossible to run the program at this house, they will discontinue it. The house is being leased to the ministry (free of charge, at least to start). Mr. Hahn said the ministry realizes it needs the community for this program to be successful to continue it. Mr. Graf said the neighbors will be watching them as well as their probation officers. Mr. Hahn said there will be expectations to being good neighbors. Mr. Bohn wanted to know if there would be a time frame for them to stay in the house. Mr. Hahn said they need to work and secure some money to establish themselves with an apartment and the ability to be successful on their own, which may take 6-12 months. Mr. Hahn said there are curfews and visitation programs they must comply with, no overnight guests are allowed. Mr. Graf said there are sexual offenders living in the area now. Mr. Hahn said the sexual predators would not be involved in their program, as they don't have the consulting services for that type of individuals.

Mr. Max Begley, Second Baptist church, would like to speak after everyone has spoken.

Katie Relue, 311 Osceola, does not feel safe. Who is running the program? There are a lot of kids in the neighborhood and she doesn't feel protected anymore. She doesn't feel they have a clear plan and she hasn't received any answers to her questions. She hasn't received a handbook as to the rules. What will this do to their property values? She has a petition (which was provided to the Planning Commission and will be attached to the minutes). She has contacted a realtor about her property values (a letter was provided from Remax Realty which will be attached to the minutes).

Mr. Chad Relue, 311 Osceola, he is concerned with the competency of the people running this program. Do they have degrees? Are they licensed social workers? Are they volunteers at the church? He said there are sexual offenders living in the house now – as found on the Sheriff's site.

Mr. Tom Zeigler, 411 Tacoma, has lived in the neighborhood for 56 years. Doesn't feel a place like that should be put in the neighborhood. Feels their property values will be reduced. It is a nice neighborhood.

Ms. Michelle Epple, 300 Osceola, lives next door to the property in question. She provided facts and statistics about prisoners who were involved in this type of program from the State of Ohio (from 2010) that showed the programs were not successful overall. Less than 5% were successful. She feels proven criminals in a neighborhood and asking an ineffective system that cannot guarantee positive results she feels it is a violation of their home. She is asking for the request to be denied.

Mr. Del Hammon, oldest person in the room, 312 Minneapolis, has lived there since 1947. New generation in the area now with younger children. He was a councilman at one time. Doesn't feel the people should be put in a house at this location in this neighborhood. He feels Planning Commission should consider denying this request and should have some respect for the area. He thinks there should be a place built at CCNO for these type of people to make the transition to living successful lives outside prison.

Mr. Lee Martinez, 96 Biede Place. He said the Sheriff's department doesn't patrol the City, the City Police does (he is a City Policeman). Cameras do not pick up everything. He works third shift and goes to places like the proposed house, they are repeat offenders. He has seen good intentions go to the wayside. There are 17 kids in the neighborhood that he watches out for. He has seven kids in the neighborhood. Predators look for children. If the program is put into place Defiance should change its' motto to a "Lesser Great Place to Live". He would recommend people leave the neighborhood, if this program is put in place. He would retire and leave the neighborhood, if it is passed, apology the Mayor. He doesn't feel anyone wants this program in their neighborhood. He has done the research regarding the criteria on the restrictions of the people living in the house and the proximity to schools (1600 ft.), the house is close to Good Sam. He doesn't want this program in his neighborhood. Defiance will not be a great place to live after this. Feels transient people are dangerous people. He patrols that neighborhood on third shift, he will probably be living down there if this program is put in place. This is not fair to the people in the City. The Police Department gets stonewalled in their investigations and there is no cooperation with Law Enforcement, he didn't know of this plan. Sexual offenders are tough people to deal with. He doesn't want this to be approved. He is put in charge of the child abduction task team, most kids die in the first three hours, he understands there is a process in place, what is the process.

Mr. Joe Meyer, 307 Tacoma, lives in the same block as this house. People that live in the house at 312 Osceola residents can see into the back yard of their property. He is considering buying a gun. He works third shift and is afraid for his wife in the evenings. He has grandchildren and wouldn't feel safe bringing them to his house.

Ms. Amanda Rettig, 316 Osceola, is a new resident to the neighborhood. She understands that not all of them are sexual offenders. She is concerned with the increased traffic. She lives alone and is not comfortable with the type of people being in the house. This is her first "home" and if she tries to sell it, she understands her property values will be decreased. She thought Defiance would be a great place to live.

Ms. Annmarie Bakle, 307 Osceola, her house is presently for sale and she is unable to get the value out of her house due to the economy, this type of program in the house will hurt the sale as well. She loves the neighborhood. She is concerned with the traffic and parking being increased. The lighting is also not good. Even though Mr. Hahn stated they are working out the details of the applications that is not enough. She is single and there are many single and elderly women in the neighborhood. She feels the people can be transported from anywhere for their appointments, not just from this house. She also has court documents, which she presented to the Planning Commission (which are attached to the minutes). She feels this is a really bad idea.

Mr. Tobias, 328 Biede, feels this will change the dynamics of the neighborhood. Their kids are gone and the neighborhood is turning over to new families and children. Feels this will hurt the property values in the neighborhood and they will not be able to get their money back. Feels this is a bad idea for the neighborhood.

Ms. Janet Doeden, 328 Osceola, lives alone and has always felt safe, however, if this program comes to be that will change. There are many children in the neighborhood that enjoy playing outside. She doesn't want the program in her neighborhood and wants the request turned down.

Mr. David Phillips, 319 Tacoma, has many children and grandchildren. Feels they don't need more people in the neighborhood. The neighbors look out for each other. Don't need it in their neighborhood. Feels they should be in the Path Center area. There may be some to come out good, some may not. He is not comfortable with it. Wanted to know how the Mayor would like it in his neighborhood. Feels this program should be in another area, maybe at a church. He knows Mr. Hahn would want his property rented out (Mr. Phillips has rentals too and would never rent them out to a group like this). He hopes more people speak; they don't need to be in their neighborhood. Has seen many people sent to jail, get out and end up back in jail. The turnaround time is an issue too, there will always be new people there.

Ms. Darla Meyer, 307 Tacoma, she is alone at home at night. Her grandchildren visit often, would break her heart if they couldn't visit.

Mr. Eric Peltz, 48 Squires, he a pastor at the First Presbyterian Church and Defiance Ministerial Association, is in approval of this program. He was a Chaplin in the Trenton Psychiatric hospital and people returned because they don't have support from the community. He lives across the street from 312 Osceola. He and his wife and children are outside a lot in the neighborhood and feel safe. He has lived in the neighborhood for three and a half years. He feels a lot of fear in the people attending the meeting tonight. He feels this program can make this a greater community to live in. He hopes Planning Commission doesn't deny this request based on fear.

Mr. Charles Gray, 833 E. Second Street, doesn't feel safe in his neighborhood as his house was broken into and the thieves were never found. He sees a lot of children in the neighborhood and many elderly he worries for them if this program is put in place. Hopes the board does not approve this request.

Mr. Max Begley, 1287 Hilton Head Court, pastor of Second Baptist Church. They meant to meet the people living in the neighborhood under different circumstances. He provided an application to the program (which are attached to these meeting minutes). There is a 78% recidivism rate from prisons now. There are 52,000 people in Ohio incarcerated now. There are many churches that target former felons to establish Church groups. The people involved in the program also help their own children, by showing them they can do better. This program is a ministry of the church. They have seven years of the ministry for this program through the Disciple House. This is not a half-way house (which are comprised of mainly alcohol and drug dependent people which are assigned to be there). The people in this program must be close to a relative in a surrounding county to be in the program. He is amazed with the help that Defiance City and County has that no other city or county has. The Path Center and various agencies are very supportive to those in this program. He said the sexual offenders have the lowest recidivism rate. There are 700,000 people released from prison each year in the United States and they are already in your neighborhoods. Many of the people in the program don't have a driver's license and are not allowed to drive. The community leaders will be involved in this program as well. They have been working with the Adult Parole Board in Defiance regarding this program. This program may change the dynamics of the neighborhood. He feels it is a great neighborhood and feels they should embrace this opportunity. He understands the safety issue and that trust is earned and takes a long time to be earned again. The group tried to purchase the Defiance Inn and it fell through; that would have been a great location.

Mr. Hall wanted to know if the program is successful, would they consider moving to another location. Mr. Begley didn't know at this point. He wants to offer the program to those interested in the joining to work with those in need. He wants to know what the difference is between the people living in this house and those living by the college and attending college and renting houses; is it the felons or is it the training. Mr. Graf said we are deciding on the use of the property, not those properties. Mr. Hall said there are other properties that are in town being occupied by a similar number of people. Mr. Rausch said both he and Mr. Engel met with the group to come up with the proper type of conditional usage. Mr. Rausch said Mr. David Williams came up with the Lodging House use. Mr. Williams is not present tonight. Mr. Graf said we need to review the definitions. Mayor Armstrong said Mr. Williams reviewed the zoning. Mayor Armstrong said this program is to help groups that are in need of help, the placement of the house is in question he would like to have Mr. Begley consider if this is the best place for it to be. Mr. Bohn said with four houses being for sale, those could be purchased and used for this program; also what counties are the people from. Mr. Begley provided information to all on the program (which is an attached to these minutes). Mayor Armstrong would like to find a location that this program will be successful, possibly not in this neighborhood; he is certain they find Christian intent with the people in the program. Mr. Bohn said there would still be zoning issues with any area. Mr. Graf said a boarding house is defined in the zoning code as: *A building other than a hotel where, for compensation, and by arrangement, meals or lodging and meals are provided for one or more persons, but not exceeding six persons. Boarding houses include homes for battered wives, homes for mental rehabilitation, and similar facilities;* a lodging house is defined in the zoning code as: *A building, other than a hotel, where lodging for two or more persons is provided for compensation pursuant to previous arrangement, and not to anyone who may apply.* Mr. Graf feels this would put more rigid restriction the program. Mr. Hall wants to know if there are other houses in Defiance that have people living in them as well that would require conditional use.

Mr. Graf feels we should not vote on this tonight until Planning Commission members review the real estate data and the information from the program. Mr. Begley talks about a residential housing area and the R-1 area. Mr. Graf said the area is zoned R-2. Mr. Rausch said the definition of a family according to the zoning code: *One or more persons occupying a dwelling and living as a single housekeeping unit, and doing their own cooking on the premises, as distinguished from a group occupying a boarding house or hotel, as herein defined.* Mr. Begley said if the conditional use would change it would have to comply with the fire code requirements, which would be very expensive. Mr. Graf said the house is located in an R-2 zoned area and would require a conditional use for the lodging house. Mr. Begley said they were told this would fit in the neighborhood, when they met with the City initially. Mayor Armstrong said he is for the program, however, he feels it is affecting the neighborhood negatively. Mr. Begley said he hopes we appreciate his biblical mandate.

Mr. Hall would like further clarification from Mr. Williams on this Lodging House matter and if there are other uses of this type.

Mr. Begley said they have people at the Disciple House only an hour per day, they wanted to have the house so they would have a better chance to work with them as they would know where they are.

Mr. Hahn wanted to know if they would be allowed to have the one person continue to live in the house (if he has a friend living there who is an ex-con). Mr. Rausch said renting to one person would be fine. Mr. Hahn said New Home Development has many houses with people with disabilities living in them; people don't realize who live in those houses. Mr. Hahn said property values probably have been impacted in all neighborhoods in the last few years, he didn't know where Mr. Joost had gotten his information; there are houses all over that have been up for sale for two years and most realtors or appraisers would agree that those houses are priced too high or they would have been sold. Mr.

Graf said the New Home Development houses were established before the new zoning code went into effect.

Mr. Hall made a motion to table the proposed Conditional Use Request, seconded by Mr. Shindler. All members voting aye, the motion was approved.

The item will be tabled until April 20th at 4:30 p.m. (Mr. Rausch mentioned that notices will not be mailed, however a notice will be published in the paper.)

OPPORTUNITY FOR PUBLIC INPUT AND DISCUSSION OF TOPICS:

- None

ADJOURNMENT OF MEETING:

A motion was made by Mr. Bohn, seconded by Mr. Hall to adjourn the meeting at 6:13 p.m. All members voting aye, the motion passed and the meeting was adjourned.

Minutes respectfully submitted by,

Connie M. Seimet

Planning Commission Secretary

Lee P. Rausch
Planning Commission Clerk

Steve Graf
Planning Commission Chairperson

We the undersigned oppose the Conditional Use request for property located at 312-314 Osceola Ave. The proposed use is a Lodging House for men newly released from prison to assist them in spiritual formation, life skills and resume building.

Printed Name	Signature	Address	Phone Number
1. Kathryn Reue		311 Osceola Ave	419-782-6470
2. Annmarie Bakle		307 Osceola Ave	419-789-8671
3. MATTHEW E. EPPLÉ		300 OSCEOLA AVE	(419) 786-6105
4. Amanda E. Rettig		316 Osceola Ave.	419.216.0914
5. Lynn Weber		319 Osceola Ave	419-782-2747
6. Joseph Weber		319 Osceola Ave	419-782-2747
7. Patrick A. Malone		419 Osceola Ave	419-785-4635
8. Tabatha Malone		419 OSCEOLA AVE	419-785-4635
9. Michelle Epplé		300 Osceola Ave Def	419-782-6105
10. Nicholas Hoffmann		220 Osceola Ave	Def 419-782-2033
11. Terrell Smith		220 OSCEOLA AVE	Def 419-782-2033
12. Alex Huntington		16 Biede Ave	419-431-5053
13. Brandon Cantu		210 Minneapolis St	43512
14. KYIE DAUGHERTY		414 OSCEOLA AVE	419-378-4624
15. Diana Shuler		204 Minneapolis St	419-438-5167
16. BEN & LEAH RODRIGUEZ		301 Minneapolis St	419-782-5926
17. Tim Weisgerber		110 Biede Ave	419-782-0591
18. DEB WEISGERBER		110 Biede Ave	419-782-0591
19. William Brown		78 Biede Pl	419 784 4852
20. Paul Koehlf III		105 Biede	
21. Paul Koehlf II		105 Biede	
22. Jason Scouter		314 Minneapolis St.	
23.		327 Osceola Ave.	

We the undersigned oppose the Conditional Use request for property located at 312-314 Osceola Ave. The proposed use is a Lodging House for men newly released from prison to assist them in spiritual formation, life skills and resume building.

Printed Name	Signature	Address	Phone Number
1. Tamara Phillips	Tamara Phillips	319 Tacoma	419-438-1575
2. David L. Phillips	David L. Phillips	319 Tacoma	419-438-3602
3. Diana Velez	Diana Velez	412 Tacoma Ave	419-439-3638
4. Michael Klingner	Michael Klingner	415 Tacoma Ave	419-438-0898
5. Varkie + Kurt Kraker	V. Kraker	413 Tacoma	419-785-4335
6. Adam Hazeltin	Adam Hazeltin	306 Tacoma Ave	419-438-2002
7. LINDA RELVE	Linda Relve	311 OSCEOLA	(419) 982-6490
8. Janet Tobias	Janet Tobias	328 Biede	419-782-8793
9. Richard Thomas	Richard Thomas	328 Biede	419-482-8773
10. Justin Lewis	Justin Lewis	700 St. Paul	419-438-6404
11. Justin Lewis	Justin Lewis	700 St. Paul	419-200-1385
12. Janice Doeden	Janice Doeden	328 OSCEOLA	419-782-0320
13. Fernan R. Steele	Fernan R. Steele	410 OSCEOLA AVE	767-344-0562
14. Julia Steele	Julia Steele	410 OSCEOLA AVE	419-438-2428
15. R. J. Kelly	R. J. Kelly	317 Tacoma Ave	(419) 980-4070
16. Helen Mitchell	Helen Mitchell	318 TACOMA AVE	
17. John A. Larson	John A. Larson	311 Tacoma Ave	419-438-8311
18. Dennis O. Zehner	Dennis O. Zehner	216 Minneapolis St.	419-438-8290
19. Summit Wiley	Brian Douglas Wiley	310 TACOMA	419-576-7011
20. George Meyer	George Meyer	307 Tacoma	419-439-1674
21. Darla Meyer	Darla R Meyer	307 Tacoma Ave	419-439-1673
22. Phyllis Bowen	Phyllis Bowen	389 St. Paul St.	
23. Wendy	Wendy	592 St. Paul Street	

We the undersigned oppose the Conditional Use request for property located at 312-314 Osceola Ave. The proposed use is a Lodging House for men newly released from prison to assist them in spiritual formation, life skills and resume building.

Printed Name	Signature	Address	Phone Number
1. Jennie Long	Jennie Long	609 Saint Paul	
2. Betty Rasmussen	Betty Rasmussen	217 Jacomp	
3. Anna Lewis	Anna Lewis	305 Minneapolis	Def. Off
4. Phares Lewis	Phares Lewis	305 "	"
5. Joshua Foster	Joshua Foster	303 Minneapolis	Def. Off
6. Sarah Foster	Sarah Foster	303	
7. Robert Harmon	Robert Harmon	312 Minneapolis	Ref. Off
8. Ben Harmon	Ben Harmon	312 Minneapolis	Def. Off
9. Kyle Meyer	Kyle Meyer	200 Biede Ave	419-438-1311
10. Amy Meyer	Amy Meyer	200 Biede Ave	419-980-2583
11. DAVE DOEDEN	Dave Doeden	415 Osceola Ave	Def.
12. Denise J. Gray	Denise J. Gray	833 E. Second St Defiance	419-784-0842
13. Kelly Kroeckel	Kelly Kroeckel	424 Osceola Ave Defiance	419-438-4167
14. Judith A Aden	Judith A Aden	225 Osceola Ave Defiance	419-782-4498
15. Cindy Gokenetz	Cindy Gokenetz	303 Osceola Ave Defiance	419-439-2000
16.			
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22.			
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Outstanding Agents. Outstanding Results.

March 11, 2015

RE: 312 Osceola
Defiance Ohio 43512

To Whom It May Concern,

My name is Matthew Joost, and I am a full time real estate agent at Re/Max Realty of Defiance Inc. I have been licensed for nearly 13 years and am involved in almost 60 transactions a year. It has been brought to my attention that the property located at 312 Osceola Defiance, Ohio 43512 is being considered for use as a "halfway" or "transitional" home. Although this idea is great in theory, I believe having a home or facility used for the purpose that is being proposed will directly affect and/or impact the value of the surrounding homes. It may be hard to put an exact percentage on that impact, nevertheless it will definitely create hardship in the current owner's ability to sell or liquidate their home. Like I mentioned previously, the idea of having a "halfway" or "transitional;" home is a good one, it just needs to be established or created in a different area where it will not adversely affect surrounding home-owners values.

Sincerely,

Matthew Joost

RE/MAX Realty of Defiance, Inc.

1401 S. Jefferson Ave.

Defiance, Ohio 43512

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CITY OF DEFIANCE
A.H. LEE P. RAUSCH

DEAR SIRS;

IN REFERENCE TO HOUSING
PRISONERS ON OSCEOLA ST. WE THINK
THIS IS A VERY BAD IDEA & ARE
DEFINITELY AGAINST IT. THE ADDRESS
ON OSCEOLA ST. IS STRICTLY A
RESIDENTIAL AREA WITH NUMEROUS
SMALL CHILDREN IN THE NEIGHBOR-
HOOD AND DEFINATELY NOT A PLACE
TO PUT PRISONERS TO LIVE. WE ARE
VERY SURPRIZED THAT THE CITY OF
DEFIANCE WOULD EVEN ENTERTAIN
SUCH THOUGHTS. PROPERTY PRICES
WOULD SURELY TAKE A HIT IN
THE AREA. WE WOULD SUGGEST
MR. HAHN LOOK FOR A PLACE
ON GINTER RD WHICH IS LESS
CONGESTED.

VERY SINCERELY
Bill + Betty ANDROWS
314 BLEDE AVE.

RECEIVED

MAR - 4 2015

ENGINEERING DIVISION

Provided by M. Babble
3-16-15

Public Documents

LUCAS COUNTY COURT OF COMMON PLEAS
J. BERNIE QUILTER, CLERK
700 ADAMS STREET
TOLEDO, OHIO

TIME: 8:59:38 PM
DATE: 3/12/2015

CASE: G-4801 -CR -200902665-
000

TITLE: S/O V RICHARD KOLB

JUDGE: MYRON C DUHART

FILING DATE: 8/28/2009

CASE TYPE: CR CRIMINAL

MONETARY AMOUNT:

DOCKET/PAGE:

ORIGINAL COURT:

TAX TYPE:

PREVIOUS CASE NUMBER:

STATE OF OHIO NUMBER:

Party	Counsel	Prosecutor
DEFENDANT 1: KOLB RICHARD 206 N FAVONY TOLEDO, OH 43615	THOMAS P. KURT 4192415506 610 ADAMS STREET TOLEDO, OH 43604	LOUIS E. KOUNTOURIS
DEFENDANT 1:	KRISTOPHER A HANES 6144665394 250 EAST BROAD ST STE 1400 COLUMBUS, OH 43215	LOUIS E. KOUNTOURIS

COUNT	PARTY	DESCRIPTION	ABBREV.
1	(D -1)KOLB RICHARD	GROSS SEXUAL IMPOSITION F3	F3
2	(D -1)KOLB RICHARD	GROSS SEXUAL IMPOSITION F3	F3
3	(D -1)KOLB RICHARD	GROSS SEXUAL IMPOSITION F4	F4
4	(D -1)KOLB RICHARD	GROSS SEXUAL IMPOSITION F4	F4
5	(D -1)KOLB RICHARD	GROSS SEXUAL IMPOSITION F4	F4
6	(D -1)KOLB RICHARD	GROSS SEXUAL IMPOSITION F4	F4
7	(D -1)KOLB RICHARD	SEXUAL BATTERY	F3

DATE	SEQ	EVENT
8/28/2009	2	Title : OPN:ORIG INDICTMENT FILED GSI 2 CTS GSI 4 CTS SEXUAL BATTERY PARTY : D1 - KOLB RICHARD
8/28/2009	3	Title : BND:NO BOND SET (CLERKS) PARTY : D1 - KOLB RICHARD
8/28/2009	5	Title : MTN:BLOOD TESTING FILED BY PROSECUTOR PARTY : D1 - KOLB RICHARD
8/31/2009	1	Title : WAR:WAR/PRNT ISS CLERK EXP5/13 PARTY : D1 - KOLB RICHARD
8/31/2009	2	Title : WAR:DEFD'T ARREST WARR/CAPIAS PARTY : D1 - KOLB RICHARD
8/31/2009	3	Title : HRG:ARRAIGNMENT SET

- September 10, 2009 at 1:30 p.m.
PARTY : D1 - KOLB RICHARD
- 8/31/2009 4 Title : WAR:WARRANT SERVED ON DEFENDNT
PARTY : D1 - KOLB RICHARD
- 9/1/2009 2 Title : RTN:SHERIFF SERVED WARRANT
SERVED 8/31/09
PARTY : D1 - KOLB RICHARD
- 9/3/2009 1 Title : HRG:BOND HEARING SET
ON FRIDAY, SEPTEMBER 4, 2009, AT 9:00 A.M. BEFORE JUDGE
DENISE ANN DARTT, CRIMINAL JUDGE.
PARTY : D1 - KOLB RICHARD
- 9/4/2009 2 Title : BOND HEARING HELD
540-02120 issued by 153 ()
Dated September 04, 2009. Court Reporter JANE TERRY
ordered. State of Ohio: JENNIFER LAMBDIN. PATRICIA KURT,
present but not yet retained on behalf of the defendant
for bond purposes only. Defendant, RICHARD KOLB present
in court.
Defendant's bond is set at:
Count One: \$25,000.00; No 10%.
Count Two: \$25,000.00; No 10%.
Count Three: \$15,000.00; No 10%.
Count Four: \$15,000.00; No 10%.
Count Five: \$15,000.00; No 10%.
Count Six: \$15,000.00; No 10%.
Count Seven: \$25,000.00; No 10%.
TOTAL BOND: \$135,000.00; No 10%, with Defendant to have no
direct or indirect contact with the victim.
Matter continued for Arraignment and to retain counsel on
Thursday, September 10, 2009, at 1:30 p.m. as previously
set.
JUDGE DENISE ANN DARTT,
Criminal Judge on behalf of
JUDGE CHARLES J. DONEGHY
PARTY : D1 - KOLB RICHARD
- 9/4/2009 3 Title : EVT:ORD FILE/JOUR \$ 9/03-5/13
CONTINUED FOR ARRAIGNMENT
E-JOURNALIZED 09-08-2009
PARTY : D1 - KOLB RICHARD
- 9/10/2009 1 Title : MTN:FOR DISCOVERY FILED
BY DEFENDANT PURSUANT TO RULE 16, OHIO RULES OF CRIMINAL
PROCEDURE
FILED BY ATTORNEY
PROS NOTIFIED
PARTY : D1 - KOLB RICHARD
- 9/10/2009 2 Title : ENTRY OF APPEARANCE
FILED BY ATTORNEY THOMAS KURT
PROS NOTIFIED
PARTY : D1 - KOLB RICHARD
- 9/10/2009 4 Title : ARR HELD AND COUNSEL RETAINED
769-12164 issued by 432 ()
September 10, 2009. Court Reporter KELLY WINGATE, Assistant
Prosecutor LOUIS KOUNTOURIS, Attorney THOMAS P. KURT

retained by Defendant and present, and Defendant, RICHARD KOLB present in court.

Defendant acknowledged receipt of copy of indictment, waived any defects as to time, place or manner of service, and waived its reading in open court. Defendant entered a plea of Not Guilty.

Matter set for Trial on Monday, October 26, 2009 at 9:00 a.m. Matter set for Pretrial on Thursday, October 8, 2009 at 1:30 p.m.

Bond is continued at \$25,000 no 10% as to Counts One, Two & Seven, and \$15,000 no 10% as to Counts Three, Four, Five & Six, for a total of \$135,000 no 10%. Defendant is remanded into the custody of the Lucas County Sheriff's Department.

JUDGE CHARLES J. DONEGHY

PARTY : D1 - KOLB RICHARD

- 9/14/2009 1 Title : EVT:J.E. FILED & JOURNALIZED
GRANTED MOTION FOR BLOOD TESTING
E-JOURNALIZED 09-15-2009
PARTY : D1 - KOLB RICHARD
- 9/14/2009 2 Title : EVT:ORD FILE/JOUR \$ 9/03-5/13
ARRAIGNMENT
E-JOURNALIZED 09-15-2009
PARTY : D1 - KOLB RICHARD
- 9/25/2009 3 Title : PLD:REQUEST FOR DISCOVERY
PARTY : D1 - KOLB RICHARD
- 9/29/2009 1 Title : FRM:NOTICE TO VICTIM/HIV AVAIL
501-02235 issued by 432 ()
PARTY : D1 - KOLB RICHARD
- 10/8/2009 1 Title : MIS:CASE CONT AT DEF REQUEST
72-02641 issued by 168 ()
Dated October 08, 2009. Court Reporter KELLY WINGATE ordered. State of Ohio: LOUIS KOUNTOURIS. THOMAS P. KURT present on behalf of the defendant. Defendant, RICHARD KOLB present in court.
Matter called for Petrial. Pursuant to the request of Defendant matter rescheduled for Pretrial with Plea indicated on October 14, 2009 at 10:00 a.m.
Bond is continued at \$25,000.00 EACH NO 10% as to counts one, two, and seven and \$15,000.00 EACH NO 10% as to counts three, four, five and six for a total bond of \$135,000.00 No 10%.
Defendant is remanded into the custody of the Lucas County Sheriff's Department.
JUDGE CHARLES J. DONEGHY
PARTY : D1 - KOLB RICHARD
- 10/13/2009 1 Title : EVT:ORD FILE/JOUR \$ 9/03-5/13
RESCHEDULED FOR PRETRIAL
E-JOURNALIZED 10-14-2009
PARTY : D1 - KOLB RICHARD
- 10/14/2009 1 Title : MIS:CASE CONT AT DEF REQUEST
72-000002679 issued by 432 ()
Dated October 14, 2009. Court Reporter KELLY WINGATE ordered. State of Ohio: JENNIFER LAMBDon/LOUIS KOUNTOURIS. THOMAS P. KURT present on behalf of the defendant.

Defendant, RICHARD KOLB present in court.
 Matter called for Pretrial. Pursuant to the request of the
 Defendant, matter rescheduled for Pretrial with plea
 indicated on Thursday, October 22, 2009 at 3:00 p.m.
 Matter confirmed for trial on Monday, October 26, 2009 at
 9:00 a.m.
 Bond is continued at \$25,000 no 10% as to Counts One, Two &
 Seven, and \$15,000 no 10% at to Counts Three, Four, Five &
 Six, for a total of \$135,000 no 10%. Defendant is remanded
 into the custody of the Lucas County Sheriff's Department.
 JUDGE CHARLES J. DONEGHY
PARTY : D1 - KOLB RICHARD

- 10/16/2009 1 Title : EVT:ORD FILE/JOUR \$ 9/03-5/13
 TRIAL DATE CONFIRMED
 E-JOURNALIZED 10-19-2009
PARTY : D1 - KOLB RICHARD
- 10/22/2009 1 Title : SB2 PLEA ENTERED
 796-000002126 issued by 175 ()
 October 22, 2009. Court Reporter KELLY WINGATE, Assistant
 Prosecutor JENNIFER LAMBDIN and LOUIS KOUNTOURIS, THOMAS
 P. KURT on behalf of the Defendant, and Defendant RICHARD
 KOLB present in court.
 Defendant, in open Court, withdrew previous plea of not
 guilty, orally and in writing, waived all constitutional
 rights, and entered plea of guilty pursuant to North
 Carolina v. Alford to the lesser included offense of
 Count One, Gross Sexual Imposition in violation of R.C.
 2907.05(A)(4)&(C) a felony of the 3rd degree; Count Three
 and Count Four, Gross Sexual Imposition each in violation
 of R.C. 2907.05(A)(1)&(C) each a felony of the 4th degree;
 and Count Seven, Sexual Battery in violation of R.C.
 2907.03(A)(5)&(B), a felony of the 3rd degree.
 Count Two, Count Five, and Count Six to be nolleed at
 sentencing.
 Plea accepted. Defendant found guilty. Written plea and
 journal entry ordered filed.
 Defendant referred to the Pretrial/Presentence Department
 for presentence investigation and report. Matter set for
 sentencing on November 30, 2009 at 9:00 a.m.
 Defendant's Oral Motion to amend Bond, Denied. Bond set
 at \$25,000.00 no 10% as to Count One, Count Two, and Count
 Seven; and \$15,000.00 no 10% as to Count Three, Count
 Four, Count Five, and Count Six for a total bond of
 \$135,000.00 no 10% continued.
 Defendant is remanded into the custody of the Lucas County
 Sheriff's Department.
 JUDGE CHARLES J. DONEGHY
PARTY : D1 - KOLB RICHARD
- 10/28/2009 1 Title : EVT:ORD FILE/JOUR \$ 9/03-5/13
 SET FOR SENTENCING
 E-JOURNALIZED 10-29-2009
PARTY : D1 - KOLB RICHARD
- 10/28/2009 2 Title : EVT:PLEA FILED & JOURN EXP5/13
 GUILTY TO LESSER OFFENSE CTS 1, 3, 4 & 7
 E-JOURNALIZED 10-29-2009
PARTY : D1 - KOLB RICHARD

- 11/19/2009 1 Title : MIS:CASE CONT AT DEF REQUEST
596-000004529 issued by 432 ()
Pursuant to the request of counsel on behalf of Defendant,
the Sentencing currently scheduled for November 30, 2009 is
vacated and rescheduled for Sentencing on Thursday, November
3, 2009 at 1:30 p.m.
Bond is continued at \$25,000 no 10% as to Count One, Count
Two & Count Seven; and \$15,000 no 10% as to Count Three,
Court Four, Count Five & Count Six, for a total of \$135,000
no 10%.
Dated:
JUDGE CHARLES J. DONEGHY
PARTY : D1 - KOLB RICHARD
- 11/20/2009 1 Title : EVT:ORDER FILE & JOURN EXP5/13
RESCHEDULED FOR SENTENCING
E-JOURNALIZED 11-23-2009
PARTY : D1 - KOLB RICHARD
- 11/24/2009 1 Title : MIS:REC'D PSI/PV/CCV REPORT
REC P.M.
PARTY : D1 - KOLB RICHARD
- 11/24/2009 2 Title : ORD:NUNC PRO TUNC
718-000000430 issued by 432 ()
Nunc Pro Tunc Judgment Entry correcting the entry below to
reflect the following:
Pursuant to the request of counsel on behalf of Defendant,
the Sentencing currently scheduled for November 30, 2009 is
vacated and rescheduled for Sentencing on Thursday, December
3, 2009 at 1:30 p.m.

Pursuant to the request of counsel on behalf of Defendant,
the Sentencing currently scheduled for November 30, 2009 is
vacated and rescheduled for Sentencing on Thursday, December
3, 2009 at 1:30 p.m.
Bond is continued at \$25,000 no 10% as to Count One, Count
Two & Count Seven; and \$15,000 no 10% as to Count Three,
Court Four, Count Five & Count Six, for a total of \$135,000
no 10%.
Dated:JUDGE CHARLES J. DONEGHY
PARTY : D1 - KOLB RICHARD
- 11/25/2009 1 Title : EVT:ORDER FILED & JOURNAL NO \$
NUNC IN RE: RESCHEDULED FOR SENTENCING
E-JOURNALIZED 11-25-2009
PARTY : D1 - KOLB RICHARD
- 12/3/2009 1 Title : SENTENCED TO JAIL (SB2)
779-000002294 issued by 432 ()
On December 03, 2009 defendant's sentencing hearing was held
pursuant to R.C. 2929.19. Court reporter TRICIA WADSWORTH,
defense attorney THOMAS P. KURT and the State's attorney
FRANK SPRYSZAK on behalf of JENNIFER LAMBTON/LOUIS
KOUNTOURIS were present as was the defendant RICHARD KOLB,
who was afforded all rights pursuant to Crim.R. 32.
Hearing was held on Defendant's Sexual Classification,
pursuant to R.C. 2950.09. Defendant, having been convicted
of or plead guilty to a sexually oriented offense, and or
child victim offense as defined in O.R.C. 2950.01, the Court

finds the Defendant is a Tier II Child Victim Sex Offender as to Count One, Gross Sexual Imposition, in violation of R.C. 2907.05 (A)(4) & (C), a felony of the third degree; a Tier I Child Victim Sex Offender as to Counts Three & Four, Gross Sexual Imposition, in violation of R.C. 2907.05 (A)(1) & (C), each a felony of the fourth degree; and a Tier III Child Victim Sex Offender as to Count Seven, Sexual Battery, in violation of R.C. 2907.03 (A)(5) & (B), a felony of the third degree. Defendant is required to comply with the requirements outlined in the Explanation of Duties to Register given to the defendant in writing, in open court, for twenty-five years with in-person verification every 180 days for Tier II as it pertains to Count One; a period of fifteen years with in-person verification annually for Tier I as it pertains to Counts Three & Four; and for lifetime with in-person verification every 90 days for Tier III as it pertains to Count Seven. The Clerk of Court is Ordered to forward a copy of the completed Explanation of Duties to Register to the Bureau of Criminal Investigation, to the sheriff of the county where the offender expects to reside, and if the offender is being sentenced to prison or other type of confinement, to the sheriff of the county in which the offender is sentenced pursuant to O.R.C. 2950.03 (B)(3)(a).

Defendant's sentencing hearing was held pursuant to R.C. 2929.19. The Court has considered the record, oral statements, any victim impact statement and presentence report prepared, as well as the principles and purposes of sentencing under R.C. 2929.11, and has balanced the seriousness and recidivism factors under R.C. 2929.12. The Court finds on October 22, 2009, the defendant entered a plea and was found guilty by the Court of the Lesser Included Offense of Count One, GROSS SEXUAL IMPOSITION, in violation of R.C. 2907.05 (A)(4) & (C), a felony of the third degree; Counts Three & Four, GROSS SEXUAL IMPOSITION, in violation of R.C. 2907.05 (A)(1) & (C), each a felony of the fourth degree; and Count Seven, SEXUAL BATTERY, in violation of R.C. 2907.03 (A)(5) & (B), a felony of the third degree.

The Court further finds the defendant is not amenable to community control and that prison is consistent with the purposes of R.C. 2929.11.

It is ORDERED that defendant serve a term of three (3) years in prison as to Count One, fifteen (15) months each as to Counts Three & Four; and three (3) years as to Count Seven. The sentences in Counts One & Seven, and Counts Three & Four are ordered to be served concurrently. The sentences in Counts Three & Four are ordered to be served consecutively to sentences in Counts One & Seven for a total aggregate prison term of four (4) years and three (3) months. Defendant given notice of appellate rights under R.C. 2953.08. Defendant notified of the five year mandatory post release control term as to each count, pursuant to R.C. 2929.19(B)(3) and R.C. 2967.28.

Pursuant to the request of the State of Ohio a nolle prosequi is entered as to Counts Two, Five & Six of the indictment.

Defendant found INELIGIBLE for shock incarceration under

R.C. 5120.031 or intensive program prison under R.C. 5120.032.

Defendant is ORDERED conveyed to the custody of the Ohio Department of Rehabilitation and Corrections. Credit for 95 days is granted as of this date along with future custody days while defendant awaits transportation to the appropriate state institution and it pertains to Counts One & Seven ONLY. No credit for future custody days given for Counts Three & Four.

Defendant found to have, or reasonably may be expected to have, the means to pay all or part of the applicable costs of supervision, confinement, assigned counsel, and prosecution as authorized by law. Defendant ordered to reimburse the State of Ohio and Lucas County for such costs.

This order of reimbursement is a judgment enforceable pursuant to law by the parties in whose favor it is entered. Defendant further ordered to pay the cost assessed pursuant to R.C. 9.92(C), 2929.18 and 2951.021. Notification pursuant to R.C. 2947.23 given.

Defendant is ordered to pay restitution in an amount to be determined upon filing of appropriate motion by the State of Ohio.

Defendant ordered remanded into custody of Lucas County Sheriff for immediate transportation to appropriate state institution.

JUDGE CHARLES J. DONEGHY

PARTY : D1 - KOLB RICHARD

- 12/7/2009 1 Title : EVT:JE FILE/JOUR \$ 9/03-5/13
SENTENCING JE
E-JOURNALIZED 12-07-2009
PARTY : D1 - KOLB RICHARD
- 12/7/2009 2 Title : EVT:ORDER FILE & JOURN EXP5/13
EXPLANATION OF DUTIES TO REGISTER AS A SEX OFFENDER OR CHILD
VICTIM OFFENDER
E-JOURNALIZED 12-07-2009
PARTY : D1 - KOLB RICHARD
- 12/9/2009 7 Title : WAR:COMMIT TO CRC
PARTY : D1 - KOLB RICHARD
- 12/9/2009 14 Title : EVT:COSTED TO DATE
PARTY : D1 - KOLB RICHARD
- 12/9/2009 15 Title : EVT:COST BILL MAIL INSTIT/PROB
PARTY : D1 - KOLB RICHARD
- 12/9/2009 16 Title : SRV:COPIES MAILED
SEX OFFENDER NOTIFICATION SENT TO:
LUCAS COUNTY SHERIFF DEPT
ATTN:SHERIFF/RECORDS 1622 SPIELBUSCH TOLEDO OHIO 43604
BCI & I ATTN: ESORN P O BOX 365 LONDON OHIO 43140
PARTY : D1 - KOLB RICHARD
- 12/18/2009 1 Title : WAR:WARRANT TO COMMIT RETURNED
INMATE #618572
RECEIVED ON
12/17/09
PARTY : D1 - KOLB RICHARD

- 11/2/2010 1 Title : MTN:JUDICIAL RELEASE FILED
W/MEMORADUM AND LETTER TO THE COURT WITH EXHIBITS &
AFFIDAVIT OF INDIGENCY, FILE PRO SE PROSECUTOR NOTIFIED
PARTY : D1 - KOLB RICHARD
- 11/2/2010 2 Title : EVT:FILE STAMPED COPY RETURNED
JUDICIAL REL SENT TO RICHARD KOLB#618-572 N C C I P O BOX
1812 MARION OH 43301
PARTY : D1 - KOLB RICHARD
- 1/6/2011 1 Title : JRE:PROCESSING JUDGE CHANGE
PARTY : -
- 2/4/2011 1 Title : ORD:MOTION DENIED
635-000007358 issued by 171 Q
This matter came on to be heard upon the Motion For
Judicial Release filed Pro Se by the defendant, RICHARD
KOLB. Upon the consideration of the motion filed November
2, 2010, the Court denies the same.
It is therefore ORDERED, ADJUDGED, AND DECREED that the
motion is denied.
Dated:
JUDGE MYRON C DUHART

Case Number: G-4801-CR-0200902665-000
STATE OF OHIO V. RICHARD KOLB
PRAECIPE

TO THE CLERK:

Within three days of journalization, please serve upon all
parties notice of the judgment in a manner prescribed by
Civ. R. 5(B) and note the service in the appearance docket
(see below).

Dated:

JUDGE MYRON C DUHART
RICHARD KOLB
Inmate # 618-572
North Central Correctional Institution
670 Marion-Williamsport E
Marion, OH 43302
J. CHRISTOPHER ANDERSON
Assistant Prosecuting Attorney
Lucas County Common Pleas Court
FRANK SPRYSZAK
Assistant Prosecuting Attorney
Lucas County Common Pleas Court
PARTY : D1 - KOLB RICHARD

- 2/7/2011 1 Title : EVT:J.E. FILED & JOURNALIZED
MOTION FOR JUDICIAL RELEASE DENIED
EJOURNALIZED 2-7-11
PARTY : D1 - KOLB RICHARD
- 2/9/2011 1 Title : SRV:COPIES MAILED
JE FILED ON 02/07/2011:
RICHARD KOLB
INMATE #618-572
NORTH CENTRAL CORRECTIONAL INSTITUTION
670 MARION-WILLIAMSPORT E
MARION, OH 43302
J. CHRISTOPHER ANDERSON

FRANK SPRYSZAK
ASSISTANT PROSECUTORS
PARTY : D1 - KOLB RICHARD

- 2/3/2012 1 Title : MTN:JUDICIAL RELEASE FILED
(HEARING REQUESTED)
PARTY : D1 - KOLB RICHARD
- 2/3/2012 2 Title : PLD:AFFIDAVIT OF INDIGENCY
PARTY : D1 - KOLB RICHARD
- 2/13/2012 1 Title : MTN:MOTION FILED
FILED BY PROSECUTOR
IN OPP TO DEF'S MTN FOR JUDICIAL RELEASE
PARTY : D1 - KOLB RICHARD
- 3/1/2012 1 Title : ORD:MTN JUDICIAL REL DENIED
635-00008003 issued by 575
This matter came on to be heard upon the Motion for
Judicial Release filed Pro Se by the defendant, RICHARD
KOLB. Upon the consideration of the motion filed February
3, 2012, the Court denies the same.
It is therefore ORDERED, ADJUDGED, AND DECREED that the
motion is denied.
JUDGE MYRON C DUHART

Case Number: G-4801-CR-0200902665-000
STATE OF OHIO V. RICHARD KOLB
PRAECIPE
TO THE CLERK:

Within three days of journalization, please serve upon all
parties notice of the judgment in a manner prescribed by
Civ. R. 5(B) and note the service in the appearance docket
(see below).

Dated:

JUDGE MYRON C DUHART
RICHARD KOLB #A618-572
NORTH CENTRAL CORRECTIONAL INSTITUTE
670 MARION WILLIAMSPORT ROAD EAST
P.O. BOX 1812
MARION, OHIO 43301-1812
PARTY : D1 - KOLB RICHARD

- 3/2/2012 1 Title : EVT:J.E. FILED & JOURNALIZED
MOTION FOR JUDICIAL RELEASE DENIED
E JOURNALIZED 03-05-12
PARTY : D1 - KOLB RICHARD
- 3/5/2012 1 Title : SRV:COPIES MAILED
MOTION FOR JUDICIAL RELEASE DENIED
SENT TO
RICHARD KOLB #A618-572
NORTH CENTRAL CORRECTIONAL INSTITUTE
670 MARION WILLIAMSPORT RD EAST
PO BOX 1812
MARION OH 43301-1812
PARTY : D1 - KOLB RICHARD
- 5/16/2014 1 Title : MTN:MOTION FILED
TO TERMINATE POST-RELEASE CONTROL
PARTY : D1 - KOLB RICHARD

- 5/30/2014 1 Title : PLD:OPPOSITION
FILED BY PROSECUTOR
TO MOTION TO TERMINATE POST-RELEASE CONTROL
PARTY : D1 - KOLB RICHARD
- 5/30/2014 2 Title : PLD:NOTICE OF SUBSTITUTION
OF COUNSEL
KRISTOPHER A. HAINES
PARTY : D1 - KOLB RICHARD
- 6/18/2014 1 Title : ORD:MOTION DENIED
632-000006345 issued by 432 ()
This matter came on to be heard upon the Motion to
Terminate Post Release Control filed on behalf of the
Defendant by attorney Melissa M. Prendergast. Upon the
consideration of the motion filed May 16, 2014, the Court
denies the same.
It is therefore ORDERED, ADJUDGED, AND DECREED that the
motion is DENIED.
Dated:
JUDGE MYRON C DUHART

Case Number: G-4801-CR-0200902665-000
STATE OF OHIO V. RICHARD KOLB
PRAECIPE
TO THE CLERK:

Within three days of journalization, please serve upon all
parties notice of the judgment in a manner prescribed by
Civ. R. 5(B) and note the service in the appearance docket
(see below).

Dated:
JUDGE MYRON C DUHART
MELISSA M. PRENDERGAST
ASSISTANT STATE PUBLIC DEFENDER
250 EAST BROAD STREET - SUITE 1400
COLUMBUS, OHIO 43215
PARTY : D1 - KOLB RICHARD

- 6/20/2014 1 Title : EVT:ORDER FILE & JOURN EFF6/13
TERMINATE POST RELEASE CONTROL DENIED
E JOURNALIZED 6-20-14
PARTY : D1 - KOLB RICHARD
- 6/20/2014 2 Title : EVT:SENT VIA ORDINARY MAIL
TERMINATE POST RELEASE CONTROL DENIED
SENT TO
MELISSA M PRENDERGAST
ASSISTANT STATE PUBLIC DEFENDER
250 E BROAD ST STE 1400
COLUMBUS OH 43215
PARTY : D1 - KOLB RICHARD

Disclaimer : The public record information available here reflects the docket entries and journals required by Ohio law to be kept by the Lucas County Clerk of the Court of Common Pleas. This information reflects the actual documents filed and kept at the Clerk of Courts Legal Division, located in the Lucas County Courthouse, at Adams and Erie Streets in Toledo, Ohio, 43624. The data entry, though generally deemed reliable, cannot be guaranteed. The information may appear on the Internet Docket before the entry is actually signed and journalized. Of course the proposed action is official only when signed and journalized. In no event shall the Lucas County Clerk of the Court of Common Pleas, or any other Lucas County department, agency, or official be held liable for damage of any nature, direct or indirect, arising from the use of this Internet product; including loss of profits, loss of savings, or other incidental or consequential damages.

WALKING LIGHT MINISTRY

Discipleship Housing Program

This discipleship program exists to help men make the transition from incarceration back into the community. We provide housing in a Christian family setting and will assist you in finding a mentor, a church and employment. Through mandatory programs and fellowship we will also assist you in strengthening your spiritual walk. You need to bring to this program a commitment to change and total honesty.

CRITERIA FOR ACCEPTANCE

- One must have a sincere desire to change one's life.
- One must be willing to accept responsibility for one's actions.
- One must have been clean and sober for a period of at least 90 days.
- Applicant **MUST** be from or have family support in Defiance, Fulton, Williams, Henry counties.
- Applicant must have participated in Christian based programming while incarcerated and have certificate of completion as proof.
- Applicant must be willing to participate in daily Bible Study and Christian based programming while at Walking Light Ministry.
- Applicants must be willing to become involved in a mentored relationship to build support.
- Applicants must be willing to abide by house rules.
- Applicants must be willing to do assigned work in the house neighborhood and/or community.
- Applicants must be willing to adhere to money management requirements which are specifically outlined in the house rules.
- Applicants must commit to six months' residency.
- Prior to final acceptance into the discipleship program, all applicants must have a current statement of medical needs, which includes a list of prescription drugs and dosages required. (Please contact your counselor for assistance with these requirements.)

All applications that do not meet these criteria will be denied. Incomplete applications will be returned.

Please complete the following application and return it to:

Walking Light Ministry
P.O.Box 965
Defiance, Ohio 43512

10. Why do you want to participate in the Walking Light Discipleship Program?

11. What do you hope to learn from this program?

12. Did you receive any disciplinary write-ups while you were incarcerated? If so, briefly describe what they were for.

13. What will you do if this application is temporarily delayed or rejected?

All the answers which I have provided in this application are both true and complete to the best of my knowledge.

Signature Date / /

Sponsor (see *Criteria for Acceptance #4*) Date / /

WALKING LIGHT MINISTRY

House Rules

These House Rules exist for the purpose of showing men a better way to live through the power of Jesus Christ. By following these rules we develop as disciples, holding ourselves and one another accountable.

1. This is a Christian operated home and environment. Participants in this discipleship program are required to be present and on time for all assigned classes, house meetings, house meals, devotional periods and all other assigned activities. In addition, all residents are required to attend a church on a weekly basis.
2. All residents are to remain drug and alcohol-free while a resident of the discipleship house. This is a zero tolerance policy and we reserve the right to require testing for drug and/or alcohol use at any time without notice. Failure to comply with testing will be viewed as a positive result and appropriate action will be taken. If you are found to be using, or in possession of any drug or alcoholic beverage, you will be asked to leave the program until a meeting can be arranged with the leadership council or a representative thereof, your mentor and your parole officer.
3. In addition to our requirement that you be drug/alcohol free, it is our desire that you be free from all addictions. Therefore, tobacco use is not permitted inside or in front of the Walking Light Discipleship House and will be limited to a designated outside area.
5. All residents are expected to be productively employed and involved in volunteer or ministry activities previously approved by the leadership council.
6. Residents must complete assigned household chores by noon on Saturday unless a different time is designated by the House Coordinator.
7. All visiting will occur in the front room, dining room or outside. No visitors will be allowed in residents' rooms. All visits are subject to the House Coordinators' approval. All visiting will be completed by 8:00 pm unless permission for an extension to 10:00 pm is granted by the house coordinator.
8. All requests for staying out past personal curfew or for weekend passes must be submitted for approval to House Coordinator at least 48 hours in advance. There will be NO overnight guests permitted at Walking Light Ministry Discipleship House.
9. Common courtesy dictates that lights in common areas will be turned out by 10:30 pm. All residents must be in the house by 10:00 pm. But exceptions can be made for special events. Under no circumstance should a resident believe that extension of their Walking Light curfew is binding on probation and parole imposed curfews. Curfews may be changed at the discretion of the Leadership Counsel, or Director to deal with disciplinary issues.
10. All Excess personal items are to be stored in residents' personal storage spaces as provided.
11. Residents' rooms must be kept in a neat and orderly fashion. Subject to inspection at any time.
12. Laundry facilities are available during the hours of 8:00 am – 10:00 pm.
13. Showers will be available between 5:30 am and 10:30 pm.
14. No towels are to be left in the bathrooms. All personal toiletries or any other personal items are to be stored in areas provided.
15. Movies and video games that are rated "R" or "M" for sexual content or nudity are not allowed. Out of courtesy to others please use low volume or headphones when listening to personal radio or stereo. CD's with a "parental advisory" or "explicit lyrics" warning are not allowed.
17. The House computers, if provided, are for educational and employment use only.

House Rules Continued

18. The last person leaving the House is responsible for turning off lights, appliances, computers, stereos and televisions in common areas, and for locking the exit doors.
19. The House phone is primarily for employment search activity between the hours of 8 AM and 5:30 PM. No other phones will be installed for personal use. Limit calls to 10 minutes and no more than two calls in succession. The Director may prohibit the use of phones for excessive or abusive use of the phone.
20. No gambling will be permitted. Gambling includes, but is not limited to: lottery, race track, casino, cards, and dice, pull-tab or sporting events.
21. No fighting, arguments, abusive or filthy language or threats will be tolerated towards another resident or another person.

22. There will be no loans, sales of personal property or bartering between residents.

23. No pornographic or sexually suggestive material will be permitted at anytime, anywhere on or around the grounds. Any such material found will be confiscated and provided to your parole/probation officer.

24. Program Fees:

Upon entry into the discipleship program, \$850.00 is due from each resident. This amount includes a one-time admission fee of \$600.00 and the first month's program fee of \$250.00. The Ohio Department of Corrections may have funds which can, upon approval of a transitional funds application, pay the entire \$850.00 to Walking Light Ministry. Without approval of transition funds, the applicants are responsible for paying the \$850.00 themselves. Monthly program fees are \$250 per month for residents and \$50.00 for graduates who wish to remain in the program. These program fees pay for rent, food, utilities and household expenses for one month.

25. At the end of the first month, unemployed residents are expected to make a formal request for an extension to the leadership committee to remain in the program and incur any debt to the ministry.

26. Money management requirements:

Residents will, upon receipt of any check or other form of compensation, submit their check or the funds to the financial officer. Under no circumstances will a resident cash a check or other instrument of payment. The financial officer will assist residents by creating a budget for them to ensure that they stay current on all obligations to include cost of supervision, restitution, child support, program fees, etc. In addition, this budget will include a 10% tithe and 20% to personal savings.

- a. Tithing: Shall be to a church which is ministering to your spiritual growth and development
- b. Transition savings: the 20% savings is to help ensure that residents will have transition funds available when they complete the Walking Light program and decide to move out. Therefore transition savings accounts will not be transferred to the resident while living at the Walking Light Discipleship House.

27. Relationships:

Residents are discouraged from entering into romantic relationships during the six month discipleship program. Should a resident become involved in such a relationship, the parties involved in the relationship will both be required to attend relationship counseling and/or classes as directed by the Director of Ministry.

28. Violations:

Violations of any of the foregoing House Rules or violations of the terms or conditions of Parole or Probation will lead to disciplinary action and can result in expulsion. In addition, unethical or unbiblical conduct can also result in expulsion.

I have read the above 28 rules and agree to follow them while a resident in the discipleship program. I will also sign and commit to a Covenant Agreement containing all of the conditions and rules stated herein.

Signature _____ Date / /

Goals & Objectives

- I. **DEFINE** What Matters Most
- II. **PLAN** What Matters Most
- III. **ACT** in accordance with What Matters Most

List your personal goals after release. Goals need to be specific and tangible.

Examples: memorize 20 scripture verses, \$200 in savings account, stop smoking, enroll in college, read entire New Testament, pay off restitution, etc.

30 Day Goals:

1. *Choose a Mentor*
2. *Find a Church*
3. *Get a job*
- 4.
- 5.
- 6.
- 7.

90 Day Goals:

- 1.
- 2.
- 3.

6 Months Goals:

- 1.
- 2.
- 3.

Continue with more if you wish.

Name: _____ Date: _____