

Meeting Minutes
Millcreek Township Zoning Commission
January 21, 2010 7:00 p.m. Millcreek Township Hall

Members Present: Joni Orders Freeman Troyer Kenny Coakley
 Bob Whitmore Greg Wisniewski Jim Lawrenze

Absent: None

Zoning Clerk: Joni Orders (Acting)

Trustees Present: Bill Lynch Keith Conroy Bill Jordan

Citizens & Guests Present: Bill Schrader

Meeting called to order by Joni Orders at 7:02 p.m.

Zoning Clerk called the roll of the members present.

Nomination and Election of Officers for 2010

Joni Orders instructed the Commission that it was necessary to nominate for the position of Chair for 2010. The floor was opened for nominations:

- Bob Whitmore nominated Joni Orders as Chair for 2010. Freeman Troyer supported the nomination. Ms. Orders accepted the nomination. All voted in favor of the motion and the motion carried.

Joni Orders instructed the Commission that it was necessary to nominate for the position of Vice Chair for 2010. The floor was opened for nominations.

- Jim Lawrenze nominated Freeman Troyer for Vice Chair for 2010. Bob Whitmore supported the nomination. Mr. Troyer accepted the nomination. All voted in favor of the motion and the motion carried.

Meeting Dates for 2010

Ms. Orders requested discussion for setting the monthly meetings of the Zoning Commission. She noted that the 3rd Thursday of each month at 7:00 p.m. has seemed to work for everyone for the last few years.

- Jim Lawrenze made a motion that the Millcreek Zoning Commission continue to hold regular meetings on the 3rd Thursday of each month at the Millcreek Township building at 7:00 pm. Bob Whitmore seconded the motion. All voted in favor of the motion and the motion carried. Ms. Orders will see that the appropriate advertisement of the public notice is handled by the Marysville Journal Tribune.

Minutes Review / Approval:

The Chair sought a motion for approval of the following meeting minutes:

11/19/2009 Regular Meeting -

- Greg Wisniewski noted that his name should be moved to Absent as he was not in attendance.
- Motion to approve as amended by Freeman Troyer. Bob Whitmore seconded the motion. All voted in favor of the motion and it carried.

Minutes Review / Approval (Continued):

11/17/2009 Public Hearing re: M-2 Manufacturing District –

- Jim Lawrenze asked about the intention of Shelly in relation to the permitted and conditional uses in the new language. Keith Conroy responded that Shelly has sent representatives before the Trustees to request new M-2 language on at least three different occasions so that Shelly could make application to the BZA. An application was submitted to the BZA several months ago but the language was not ready. The Trustees held their public hearing on the proposed language and it was approved. Shelly has heard the public concerns about debris and toxic uses and is in the process of revising the application. The BZA will review the matter as appropriate.
- Greg Wisniewski noted that “no” on the first page, 3rd line should be “not”. The change was made.
- Freeman Troyer recommended the word “omitted” be substituted for “leave from” on the last bullet point on the 4th page. The change was made.
- Motion to approve as amended by Freeman Troyer. Greg Wisniewski seconded the motion. All members voted in favor of the motion and the motion carried.

Trustee Comments

Bill Lynch reported that at their January meeting, the Trustees renewed the appointment for Greg Wisniewski through 2/15/2010.

Mr. Lynch also informed the Commission that the Trustees approved the Land Use Growth Plan Amendment. Keith Conroy thanked everyone for their efforts and time during the process. He stressed how important it was to get the public input from the Bayly Pointe discussions incorporated into the comprehensive plan for the Township.

Bill Lynch announced that in January the Trustees interviewed several candidates for the Zoning Administrator position. There were several well qualified candidates. Joe Clase was selected as the new Zoning Administrator. He will work approximately 18 – 30 hours each month and begin February 1, 2010. Kenny Coakley has done a fine job assisting the Trustees during the interim of no Zoning Administrator and was thanked for his service.

Keith Conroy commented that Mr. Clase has prior experience with Union and Delaware County officials. He is very enthusiastic and prepared to begin his new role with the Township.

Citizen Comments

Joni Orders asked for any citizen comments – there were none.

Zoning Administrator Report / Comments

The new Zoning Administrator, Joe Clase, will assume his new role effective 2/01/2010.

Zoning Issues

- 1) Zoning Resolution Updates – PUD / Definitions / Landscape Standards – Jill Tangeman

The Commission last worked with Ms. Tangeman during the December special meeting and there were several changes Jill was to incorporate to the proposed text. Joni will request Ms. Tangeman send out those updates in advance of the next meeting. Freeman Troyer made a motion to have a special work session and invite the Trustees to participate to discuss ongoing updates to the Planned District language for the Zoning Resolution. The meeting will be held on Thursday 02/18/2010 at 6:00 pm at the Millcreek Township Hall. Jim Lawrenze seconded the motion. All voted in favor and the motion carried. Joni Orders will publish the announcement and confirm with Jill Tangeman.

- 2) List of Zoning Resolution Updates & Corrections – Hearing continued from 06/2009

During the November regular meeting, the remaining topics were tabled for further review and discussion. The next hearing date was set for 1/28/2010 at 7:00 pm.

- 3) M-1 Zoning District – Joni Orders noted that this item is a place holder on the agenda to ensure that a complete review of these sections is completed. Update is needed due to the M-2 District addition.
- 4) Old Business – There was no further old business.
- 5) New Business – There was no new business.

Joni sought a motion to adjourn the regular ZC meeting. Motion by Greg Wisniewski to adjourn and Jim Lawrenze seconded the motion. Meeting adjourned at 7:40 p.m.

ATTEST

DATE APPROVED


Joni Orders, Chair
Zoning Commission

3-18-10

cc: Zoning Commission Members
Joyce Beaver, Fiscal Officer
File