

Joseph Olson, 8281 Columbia Rd
Section 517 Notice to Parties of Interest

(YEAR)

Section 521, 602, 604, 605, and 1211 Owner(s) and Lessee(s)

The Etna Township Zoning Commission met in the Etna Township Hall on April 6, 2005 for the purpose of conducting a regular meeting and to hold a public hearing on the Joseph Olson rezoning application. The hearing was audio and video taped for the township records.

The meeting was called to order at 7:00 p.m. by Chairman Bravard with the following members present: Mr. Kerner, Mrs. Taylor, Mr. Colburn, Mr. Van Dyne, Chairman Bravard, and Clerk Laura Brown.

Announcements

Zoning Seminars

Letter to Rachael Siddens from the Attorney Generals office

Mr. Colburn moved that we adopt the agenda with flexibility. VanDyne seconded the motion. The Commission added Item B. BZA Variance and Item C. Annexation to Reynoldsburg to New Business. Roll call: Motion passed 5-0.

Mr. VanDyne made a motion to waive public reading and approval of the minutes from the special meeting on February 23, 2005. Kerner seconded. Roll call: Kerner, abstain; Taylor, yes; Colburn, abstain, VanDyne, yes; and Bravard, yes. Passed 3-2.

Mr. Kerner made a motion to waive public reading and approval of the minutes from the meeting on March 2, 2005. VanDyne seconded. Roll call: passed 5-0.

Mr. Kerner made a motion to waive public reading and approval of the minutes from the meeting on March 16, 2005. Taylor seconded. Roll call: Kerner, yes; Taylor, yes; Colburn, abstain; VanDyne, yes; and Bravard, yes. Passed 4-1.

Mr. Colburn made a motion to waive public reading and approval of the minutes from the special meeting on March 30, 2005. VanDyne seconded. Roll call: Kerner, abstain; Taylor, yes; Colburn, yes; VanDyne, yes; and Bravard, yes. Passed 4-1.

Mr. Colburn made a motion to recess the regular meeting. Kerner seconded. Roll call: Passed 5-0.

Public Hearings

Mr. Colburn made a motion to go into the public hearing. Kerner seconded. Roll call: Passed 5-0.

Joseph Olson

Joseph Olson submitted an application to rezone 9.4 acres at 8281 Columbia Road from Agriculture (AG) to Single Family Residential District (RS). Chairman Bravard read Licking County Planning Commission's letter to recommend approval along with the staff report from their meeting on March 28, 2005. He needs two to three acres for his own home and depending on the county engineers recommendation on driveways will build 10-12 units on the balance of this property.

Mr. VanDyne made a motion to adjourn the hearing. Colburn seconded. Roll call: Passed 5-0.

Mr. Colburn made a motion to recommend approval to rezone the property at 8281 Columbia Road from Agriculture (AG) to Single Family Residential District (RS) to the Board of Trustees. VanDyne seconded. Roll call: passed 5-0.

Held _____

(YEAR)

Mr. Kerner made a motion to open the public hearings, Items IV b and c. Colburn seconded. Roll call: Passed 5-0.

Section 517 Notice to Parties of Interest

Chairman Bravard read the letter for Steve Holloway, chairman for the Board of Zoning Appeals. The motion for the meeting on March 16, 2005 was read to clarify for the board what they are changing. Mr. VanDyne spoke about the placement of yard signs notifying the public of a hearing. The commission discussed the posting of notices at the library and the post office. After some discussion the commission recessed to wait for the recommendation from Licking County Planning Commission.

Sections 521, 602, 604, 605, and 1211 Owner(s) and Lessee(s)

Mr. Kerner asked for the motion from the minutes of March 16, 2005 be read for clarification for the commission. The commission wants to make sure that after the statement owner(s) and lessee that it stated "if any". After some discussion the commission recessed to wait for the recommendation for Licking County Planning Commission.

Mr. Kerner moved to adjourn the public hearings at 7:38 p.m. Colburn seconded. Roll call: Passed 5-0.

OLD BUSINESS

- a. The commission discussed the construction of the R-3 on Palmer Road.
- b. The commission will wait for the recommendation from Licking County Planning Commission to change owner(s) and Lessee(s) on the application for rezoning.
- c. The commission discussed the Zoning Fee schedule, Item 10 Sheds. If sheds is changed to structures it would include fences. Mr. Kerner, Mrs. Taylor, and Mr. Colburn feel that a permit should be required for fences while Mr. VanDyne and Mr. Bravard do not feel a permit should be required.

Mr. Kerner moved that in our scheduled zoning fees to change Item 10 from sheds to structures. Colburn seconded. After some discussion an amendment was made excluding agriculture and existing fences as of (Date).

The roll call on the amendment was Kerner, yes; Taylor, yes; Colburn, yes; VanDyne, no; and Bravard, yes. Passed 4-1.

The roll call on the motion was Kerner, yes; Taylor, yes; Colburn, yes; VanDyne, no; and Bravard, yes. Passed 4-1.

Mr. Bravard moved to change Item 9 to say "Swimming pools with the required fence. Kerner seconded. Roll call: 5-0 passed.

Mr. Colburn moved to add under item 10, A. Structures to add B. Fences excluding existing fences as of (Date) and agriculture for a flat fee of \$25.00. Bravard seconded. Discussion: The structures would remain \$50.00 (200 sq. ft or less) *If more than 200 sq. ft. see new structures #4. Roll call: Kerner, yes; Taylor, yes; Colburn, yes; VanDyne, no; and Bravard, yes. Passed 4-1.

NEW BUSINESS

- a & b. Section 515. Chairman Bravard read a letter from Steve Holloway, chairman of the Etna Township Board of Zoning Appeals. The Zoning Commission discussed the pro's and con's of a set meeting.

RECORD OF PROCEEDINGS
Etna Township Zoning Commission

0267

Minutes of

Meeting

April 6,

2005

DAYTON LEGAL BLANK, INC., FORM NO. 10148

Held

Mr. VanDyne moved in Section 515 to remove the words "or variance" and to add the paragraph "The Board of Zoning Appeals will hold variance hearings at least one day per month at the discretion of the Board. The Board will establish 12 monthly scheduled hearings and application deadline dates at the beginning of every year. They will advise the media of the schedules and post them at the Township Hall." Colburn seconded. Mr. Colburn would like a schedule for the year of 2005 to February 2006 to be submitted with our recommendation to the Trustees.

Roll call: passed 5-0.

Mr. VanDyne motioned to forward the recommendation to the Licking County Planning Commission. Colburn seconded. Roll call: passed 5-0.

The Zoning Commission discussed the deposit for the signs notifying the surrounding property owners. The commission feels that the signs for the variance hearings are an administrative matter not a zoning matter. Therefore it does not need to be in the zoning resolution.

- c. Annexation into Reynoldsburg. Mr. VanDyne wanted the Zoning Commission to think about designated areas as Planned Unit Development, once it is back in the zoning resolution, it could possibly stop the annexation into Reynoldsburg. Another option might be to merge with Kirkersville.

PUD's

The Zoning Commission will review the finished draft of the planned unit development section. The commission will review and decide to forward this to LCPC for their informal review at the April 19, 2005 meeting.

Public Comments

Neil Ingle is pleased with the Zoning Commission and the work they do for the township.

Chairman Bravard moved to adjourn the meeting at 9:10 p.m. Colburn seconded.

Roll call: Mr. Kerner, no; Mrs. Taylor, yes; Mr. Colburn, no; Mr. Van Dyne, yes; and Chairman Bravard, yes. Motion passed 3-2.

Laura Brown

Laura Brown
Clerk

Approved 04/20/05

Approved as corrected/amended _____

Dan Bravard

Dan Bravard, Chairman