

RECORD OF PROCEEDINGS

Minutes of

Meeting

Etna Township Zoning Commission

DAYTON LEGAL BLANK, INC., FORM NO. 10148

Held August 1, 2007
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Fences, Buffering & Stan's List

The Etna Township Zoning Commission met in the Etna Township Hall on August 1, 2007 for the purpose of conducting a regular meeting. The meeting was audio taped for the township records. The meeting was called to order at 7:00 p.m. by Chairperson Dunlap with the following members present: Mr. Stepp, Mrs. Munce, Mrs. Taylor, Mrs. Dunlap, Mr. VanDyne, and Clerk Laura Brown. The pledge of allegiance was recited.

Jim VanDyne moved to adopt the agenda with flexibility. Tina Taylor seconded. Passed 5-0.

Trent Stepp moved to waive the public reading and to approve the minutes from the July 11, 2007 meeting. Dee Dunlap Seconded. Motion passed 5-0.

Pam Munce moved to waive the public reading and to approve the minutes from the July 18, 2007 meeting. Trent Stepp seconded. Motion passed 5-0.

The minutes from the July 25, 2007 meeting will be approved at the next meeting.

Old Business

A. Fences – Dee Dunlap discussed the issues with fences. Jim VanDyne discussed the wording in the zoning resolution. The diagram labeled lot terms identifies the rear yard. The Board of Zoning Appeals has a number of appeals regarding fences. The Zoning Commission discussed sending a letter to the Trustees. The Zoning Commission discussed the issues with the sections in the Zoning Resolution and possible solutions. The commission does not feel a fence that obstructs vision should be allowed due to safety. The commission decided the condensed version is not what is in the Zoning Resolution. The full text does not conflict with each other. Trent Stepp will draft a diagram defining the corner lots. The Zoning Commission discussed using the address to determine the front yard. This will be discussed at the next regular meeting.

B. Buffering – Trent discussed the chart, Table 16A and the break down of commercial uses. The Zoning Commission discussed the buffer requirements in professional and the smaller uses in the township.

The meeting recessed from 8:40 to 8:55 p.m.

The commission discussed whether they can offer credits for woodland and resource preservation. This is found in section 1609.3 of the buffering text amendment. The specification will remain with the size building that the developer is building. Trent will reword the end of the paragraph for the final copy.

Pam Munce moved to request a nonbinding recommendation from Licking County Planning Commission regarding buffering and definitions by August 7, 2007. Tina Taylor Seconded. Passed 5-0. Trent Stepp will provide the updated copy.

Trent Stepp moved to add the removal of the text regarding screening/buffer yard in manufacturing district (M2) and manufacturing district (M3). Jim VanDyne seconded. Passed 5-0.

Trent Stepp moved to remove Section 1108 Screening and/or Landscaping. Jim VanDyne seconded. Passed 5-0.

Stan Robinson's List

The Zoning Commission reviewed the list that Stan prioritized. Jim VanDyne has started to review signs. The notification of property owners concerning the Board of Zoning Appeals will be forwarded to them for their opinion and the opinion of the prosecutor's office. The definition of an aggrieved person was submitted before and did not pass. The Zoning Commission will request Stan Robinson to attend the next meeting. Dee Dunlap will send a letter to the Trustees.

Dee Dunlap adjourned the meeting at 9:45 p.m.

Approved August 15, 2007

Laura Brown

Laura Brown, Clerk

Approved as corrected/amended _____

Dee Dunlap

Dee Dunlap, Chairperson