

2015-005

2015 Minutes of Ellsworth Zoning Meeting
Regular Meeting – March 10, 2015

On Tuesday, March 10, 2015, the Ellsworth Township Zoning Commission regular meeting began at 6:01PM at the Fire Hall.

Vice Chairman Jim Tripp opened the meeting leading with the Pledge of Allegiance followed by a moment of silence for our service personnel.

Members present were Vice Chairman Jim Tripp, Janine Goddard, Ron Niemiec, Frank Marra and Alternate Sean Giblin who filled in for Chairman Fred Schrock. Absent was Fred Schrock; excused.

Two (2) guests were present; Dee Tripp and Bob Toman. Also present is Inspector Wayne Sarna (off and on).

Tonight's meeting is being recorded.

Jim Tripp went over the Trustee's February 11th meeting regarding the new appointments. Ron Niemiec was appointed as a regular member of the Zoning Commission, replacing Ishraq Hafiz, and Sean Giblin was appointed as the new Alternate to the Zoning Commission.

A motion was made by Ron Niemiec to approve February 10, 2015 minutes as amended; seconded by Frank Marra. Motion carried. February 03, 2015 minutes were previously approved on February 10, 2015.

DISCUSSION ABOUT THE PUBLIC HEARING HELD BY THE TRUSTEES FOR THE LUP.

Jim Tripp went over an article written for the Community Roundup by Trustee Artie Spellman regarding the Land Use and Policy Plan. The article stated that the zoning inspector will have an updated Official Zoning Map at each year's reorganizational meeting held each January. Also at the Trustee's public hearing for the LUP, twelve people were there of which four people were from the public.

Frank Marra asked if there were any comments on the LUP. Jim Tripp said all positive.

Jim Tripp also said that at the trustee's meeting, Trustee Fred Houston made an official motion to amend the LUP with the following wording to the first paragraph – "The plan does not change any zoning. The only way zoning of property can be changed is by a request from the land owner and going through the proper channels."

Also there was noted a correction to the LUP on page 6; change the word "back" to "bank."

Jim Tripp asked about the Zone Changes Procedure paper from Attorney Finamore. Janine Goddard said that Finamore sent a new complete updated copy. She will scan and email to all.

It was also noted that the Zoning Inspector was given the task, by the trustees, of updating the official zoning map annually and also have the zone changes recorded by the county.

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OLD BUSINESS

Janine Goddard stated that in regards to a zoning commission member missing 3 unexcused workshops or meetings, that the trustees did put it in their minutes and made it official. Also to note that we together as a commission have decided that the Chairman of the Commission will decide whether or not the absence is excused or not.

NEW BUSINESS

On March 19, 2015, Fred Schrock and Jim Tripp are scheduled to discuss the LUP with Dana of the Mahoning County Planning Commission.

In a recent article, this one from the Vindicator, Jim Tripp says that the Ohio Supreme Court upholds the decision regarding the state's power to regulate oil & gas drilling. Local government is excluded from making these decisions. Ron Niemiec read Section 1003 of the Zoning Draft regarding O.R.C. Jim Tripp feels we may have to revisit Chapter 10 in the Zoning Resolution Draft regarding oil and gas drilling and also brine injection wells. The commission agrees.

Next commission meeting will be on Tuesday, April 14, 2015 for the regular meeting with a workshop following the meeting. The workshop for April 07, 2015 has been cancelled.

A motion to adjourn the regular meeting is made by Ron Niemiec; seconded by Janine Goddard at 6:40pm. Motion carried.

WORKSHOP

Jim Tripp wants to add to Section 110, in the Zoning Resolution Draft, to the duties of the Zoning Inspector in regards to filing updates to the official zoning map with the county recorder's office annually. And possibly adding it also to Section 202; page 2-1. Doing this will specify who is responsible for getting the updates done so it does not fall through the cracks.

It was decided to send the Zoning Board of Appeals a copy of Chapter 11 from the Zoning Resolution Draft. It was felt that this pertains to them.

Some commission members feel that in the Resolution, under Outdoor Signs, Section 1110,D, regarding the size, height and distance in between signs, it is not acceptable. Janine Goddard will contact Consultant George Smerigan regarding this. And it will be discussed at the next meeting.

Motion is made to adjourn at 7:25PM by Ron Niemiec; seconded by Janine Goddard. Motion carried.

Janine Goddard
Secretary