

2014 Minutes of Ellsworth Zoning Meeting 2014-024

December 17, 2014

On Wednesday December 17, 2014 the Ellsworth Township Zoning Commission regular meeting began at 6:05PM at the Town Hall.

Chairman Fred Schrock opened the meeting leading with the Pledge of Allegiance followed by a moment of silence for our service personnel and those that will not be home for Christmas.

Members present were Chairman Fred Schrock, Janine Goddard, Jim Tripp, and Frank Marra. Absent were Ishraq Hafiz and Alternate Ron Niemiec.

One (1) guest was present. Dee Tripp.

Tonight's meeting is being recorded.

A motion was made to approve November 19, 2014 minutes as amended by Jim Tripp, seconded by Frank Marra. Motion carried.

A motion was made to approve December 03, 2014 minutes as amended by Jim Tripp, seconded by Janine Goddard. The amendment was regarding the PUD, adding in the minutes that the commission agreed on changing the PUD from 50 acres to 15 acres with 25% open space and a minimum of no less than 15 acres. Fred Schrock showed the commission a statement dated Dec. 08, 2014 totaling \$950.00 from Consultant George Smerigan for 6-1/2 hours of work done formatting the final draft and with all the agreed on changes, plus the Dec. 03, 2014 meeting.

Fred Schrock commented that the commission officially has the new meeting days and hours in the minutes from our last meeting.

It was noted that the Trustees are tabling the Land Use and Policy Plan submitted to them by the Commission until after the State Winter Conference that will be held at the end of January 2015. At this conference they have seminars to get updates on different areas, such as Land Use Plan, etc.

No other Business, new or old, so the meeting moved to a work session at 6:25PM.

WORK SESSION

Fred Schrock went over the "Official Zoning Map", questioning the Park Districts and Water Districts, asking if the park or water districts are actually Agricultural or something else.

The commission noted that we would need to eliminate the Residential (R4) district on the map, change Business 1 (B1) and Business 2 (B2) to just Business (B) on the map, add Water Reserve District (WR) to our new Zoning Resolution using the wording that is in our current Zoning Resolution, add Park District to our new Zoning Resolution and also add PUD District to the map.

Jim Tripp stated that Mahoning County Planning would like us to use the same legend format as they use. The Planning Commission would like all townships to use the same legend/map format, but it is not required.

The commission needs to find out how the WR and Park Districts lands should be zoned on the map, since we do not currently have WR or Park Districts in Ellsworth.

It was suggested just to add Section XIII – page 23, Water Reserve Districts from the current Zoning Resolution to our new Zoning Resolution to solve this problem. Possibly adding it to the end of the new Zoning Resolution.

Frank Marra brought up, who physically does the diagram of changes to submit to the county.

The commission is working on the terminology on the "Official Zoning Map" and coinciding with the new Zoning Resolution.

Discussed was how do we go about changing the zoning map to go along with the Zoning Resolution Districts.

Fred Schrock read part of ORC 519.12 regarding map amendments.

We need Consultant George Smerigan to clarify the procedure of redoing the districts on the official zoning map.

Dee Tripp recommended that all the existing zone changes in Ellsworth be submitted to the trustees to get the map adjusted if not done already.

Janine Goddard will send the commission members a copy of the GIS file and the land use code file.

The commission partially went over Jim Tripp's list and Janine Goddard's list.

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In regards to Two Family Dwelling and Single Family Attached Dwelling, Jim Tripp wants to add duplex – yes or no?

Motion is made to adjourn at 9:30PM by Janine Goddard; seconded by Jim Tripp. Motion carried.

Janine Goddard
Secretary