

LITCHFIELD TOWNSHIP ZONING COMMISSION

MARCH 7, 2022

7:00p.m.

<i>Board members</i>	<i>Term</i>	<i>Trustees</i>	<i>Zoning Insp.</i>	<i>BZA</i>	<i>Term</i>	<i>Other</i>
Frank Baluch	2022	Dennis Horvath	Eric Noderer			Secretary Fozio
Chris Barnes	2025					
Jerry Koenig	2023					
Mike Roth	2024					
Jason Davis	2026					

CALL THE MEETING TO ORDER:

Jerry called the meeting to order with the Pledge of Allegiance at 7:11pm.

No correspondence was received for the board.

Davis made a motion to approve the February 8th minutes as written, seconded by Mike and approved by all.

TRUSTEE REPORT:

No trustee report

BZA

No BZA Report

ZONING INSPECTOR

Noderer said a vacuum molding business is looking at Litchfield Elementary School. The process is going slow.

The Port-O-Potty Home Type II place is splitting 6 acres again for another business which will be another possible site plan. There would be a business off Vandemark and another on the corner lot of Vandemark and Norwalk; all set-backs will have to be enforced.

There is still no word on the gun store since last spring (gun store connecting to the house).

Tinl-Conditional use just for the machine.

Dave Wise-property with the vehicles on Rt. 18 is seeing movement with vehicles in the back yard.

Bates may fix the two cars before the 28th.

Dave Wise may put up a fence (9940 Norwalk Road). Noderer said it may be a compromise, which it always is when you go to court.

TRAINING

No training to report

NEW BUSINESS

Bates public hearing is March 28th. The legal notice was sent out to The Medina Gazette last week. Noderer said there will be another public hearing soon for two vehicles.

OLD BUSINESS

Jerry felt that the whole board should be present to move forward with the review of the proposed amendments otherwise there may be questions/feedback from Frank and Chris that the board has to discuss again since they are not in attendance tonight.

Davis moved to Section 205.01.04-Standards for dwellings under 1,200 square feet. He does not remember how the board was going to address basements as living space. Jerry said amendments from Mark would be on page 11. Davis said a split level is sub-grade. Noderer said those have a basement too; he just wanted to bring it to the board's attention. He said the definition is 50% below grade. The board discussed 600 and 600 square feet being split.

Davis moved to Section 206.01.04/ORC 3781.10.11; Electric Fences-He was unclear why this is in the amendments; he did not look at the ORC for what it says. The board discussed this and felt the last sentence does not make sense.

Davis moved to Section 206.04.002-he asked if Mark meant one or the other. Public view vs plain view: he said both definitions are in the back.

Davis moved to agrotourism-he read the section out loud-limit 800 square feet or 25 feet in height. Noderer said it reads the same as the previous resolution. Jerry said the rewrite is just correcting grammatical errors.

The board chose to not have Mark in attendance at the April meeting so they can continue with their review of Marks proposed amendments.

Davis made a motion to adjourn at 7:55pm, seconded by Mike and approved by all.

Frank Baluch/Chairperson

Jerry Koenig/Vice-chairperson

Please note:

- Meeting minutes are not verbatim.
- Meeting minutes will not be posted to the Litchfield Township webpage until they are officially approved by the board.
- Approved meeting minutes are the official record of the meeting.