
Sharon Township Planning Commission

Minutes

September 8, 2011

draft

Chairman Lewis called the meeting to order at about 8:00 PM. Commissioners Lewis, Cole, Murray, and Yordanich present. Zoning Administrator Wilson was present. There were seven audience participants.

The minutes of the August 2011 meeting were read and approved as corrected on a motion by Murray, seconded by Yordanich.

Initial public comment

An audience member reminded the Commission of the five criteria. for a Special Use.

Approval of Agenda

The agenda was amended and approved.

Zoning Administrator

Compliance and complaint about ????????????????

ZBA

No meeting

Board Report

Bill Lewis reported that he had resigned as interim trustee and that Peter Psarouthakis had been appointed to the post. He reported that the county-wide transportation board was seeking an area representative.

SWWCOG

Lewis reported that (a) concern had been voiced over sheriff response times and that (b) there would be a meeting the following Wednesday about the GIS system

Old Business

The Chair read a memorandum from Planner Erin Perdu indicating that the proposed parking lots seemed accessory to the principal use of the property as a nature preserve. The Chair continued by stating a concern that the Township may have erred by asking for a Special Use request.

Ms. Haselschwardt pointed out the paving requirements in Ordinance Sec. 16.03c regarding paving requirements for parking lots.

There ensued a vigorous discussion of parks, parking areas, paving and the precise meaning of Sec. 16.03c, including whether the hard surface requirement could be waived. During this discussion Yordanich asked what type of fencing the Parks Commission uses for these areas when needed; Mr. Freeman (WCP&R) replied they used "woven wire" material similar to that used in agricultural areas. Yordanich also pointed out that Sec. 16.01 establishes a presumption of off-street parking for all uses.

Motion by Cole seconded by Murray: that the question of the Special Use applications is irrelevant and moot since these parking areas are not principal uses but are proposed to provide safe vehicular access to permitted uses. **Motion passed.**

Motion by Cole seconded by Yordanich: that the site plan for the parking area in the "Grass Lake" (Clark and Avis Spike) preserve be recommended to the Board with recommendation for approval. **Motion passed.**

Motion by Murray seconded by Yordanich: that the site plan for the parking area in the "Hashley Road" (Sharon Short Hills) preserve be forwarded to the Board with recommendation for approval. **Motion passed.**

New business.

The Chair stated that he has asked the Board for money to have Erin Perdu review the Ordinance for any revisions needed as a consequence of the new enabling legislation.

The next meeting was scheduled for Thursday, October 13 at 8:00 PM.

The meeting was **adjourned at 9:25 p.m.** on a motion by Murray seconded by Yordanich.

Submitted by Richard L. Cole, Secretary, Acting as Administrative Assistant.

Approved by: _____

Date: _____