

Sharon Township Planning Commission

Minutes January 21, 2010 approved

Chairman Lewis called the meeting to order at 8:00PM. Commissioners Lewis, Lavender, Cole, Simons and Yordanich were present. Absent: none ZA Wilson present. There was one audience participant.

The minutes of the December 16, 2009 meeting were read and approved as read on a motion by Simons, seconded by Cole.

Motion to approve agenda. All aye.

Zoning Administrator

One zoning compliance on Alber property. 1 new address. One land split on Below Road. Possible land split on Kozminski parcel.

ZBA Report

No meeting.

Board Report

Lavender is trying to bring together local entities to discuss ongoing land purchases by state and county that take the land off tax roles.

Board discussed cost of a planner to look over Master Plan.

CACA approached Board to set up a monthly payment schedule for services. The Board denied the request.

SWWCOG

Ray Townsend from county did a presentation on status of bridges and other infrastructure in county.

Local governments are looking into doing joint ventures such as fire/rescue to cut costs.

On Feb. 10 there will be a presentation by county parks at Manchester Schools.

Old Business

Zoning Ordinance changes include:

3.4 section 3.08b no further changes needed from November 2009 minutes

4-6 section 4.08.a As Built Drawings, to read

The applicant shall provide as-built drawings of all roads, sanitary sewer, water, and storm sewer lines and all appurtenances, underground storage facilities and utilities which were installed on a site for which a final site plan was approved. The drawings shall be submitted to the Township Clerk and shall be approved by the Township Engineer **and Township Board** prior to the release of any performance guarantee, **professional review fees**, or part thereof covering such installation.

5-10 section 5.24.a.6 no further changes needed from December 2009 minutes

5-11 section 5.24.C.4.h no further changes needed from December 2009 minutes

It was discussed that there could possibly be two formats for ordinance changes. One for consumers that notes any updates or changes to ordinance at bottom like is currently provided and one working copy for PC members that notes any changes with dates right next to modifications. PC will check with clerk.

PC will hold a Public hearing at Feb. 18 meeting for ordinance changes.

Master Plan

Pg. 1-3 under review of rezoning requests; “Chapter two includes a list of township goals and objectives which should be **used as a basis for review** ~~reviewed in light of~~ of future proposed rezoning requests to further establish a record upon which the request can be evaluated.”

Pg. 2-7 reference to Preservation Plan and date in first paragraph. It was again discussed best way to reference a law and decided that the PC would forward that question to the Planner for review. Yet to be determined if PC can add reference after law that newest update is in effect so current laws are upheld.

Page numbers have been updated and corrected.

New Business

Presentation to Richard Cole for his dedication and work on Master Plan.

The next meeting was scheduled for Thursday, February 18 at 8:00PM. This will be a public hearing for ordinance changes.

The meeting was **adjourned** at 9:10 PM.

Submitted by Michelle Mrocko, Administrative Assistant.

Approved by: _____

Date: _____