

SUMMIT TOWNSHIP PLANNING COMMISSION
Regular Business Meeting
Monday, October 14, 2019

The Summit Township Planning Commission regular business meeting was called to order by Chairman Timothy Will at 7:00 p.m., followed by a salute to the flag. Present were board members Bill White, Christopher Friday, Ron McElderry and Tracey Colvin. Also, present were Zoning Administrator Tamara Cass and Engineer Matthew Jonas and two (2) interested members of the public. Alternate Board Member Joel Brennan was absent from the meeting.

CALL TO ORDER

Motion was made by Colvin, seconded by White, to approve the September 9, 2019, minutes as presented.

APPROVAL
OF MINUTES

Vote: 4/0/1

Christopher Friday abstained because he was not in attendance of the September 9, 2019 meeting.

Jim Welka, of Henry T. Welka and Associates, was present on behalf of the Kenneth & Sally Haibach Subdivision Plan, Parcel ID No. 40-019-082.0-001.00, R-2 (Residential). Welka stated the owners are proposing to subdivide Parcel ID No. 40-019-082.0-001.00 by separating the portion of the property containing an existing structure and the pond from the residue parcel. The plan shows the proposed "Lot A" property to be 4.544 acres after the subdivision. The residual property of Parcel ID No. 40-019-082.0-001.00 will be reduced from 14.47 acres to 9.926 acres after the subdivision. Welka stated that the subdivision was for his son-in-law to have a portion of the property with the intention of remodeling the pool house into a single-family dwelling. Will asked if sewer and water were available on the property. Welka replied yes there is public sewer and water to the pool house. Will explained the subdivision is now creating two parcels with accessory structures on each lot. Will explained that the Zoning Ordinance does not allow an accessory structure without a principal structure. Discussion ensued.

KENNETH & SALLY
HAIBACH
SUBDIVISION PLAN

Motion by Friday, seconded by McElderry to recommend denial of the Kenneth & Sally Haibach Subdivision Plan, Parcel ID No. 40-019-082.0-001.00, R-2 (Residential).

DENIAL
RECOMMENDED

Vote: 5/0

Jim Welka, of Henry T. Welka and Associates, was present on behalf of the Marlin Coon Subdivision Plan, Parcel ID No. 40-019-082.0-006.00, R-2 (Residential). Welka stated the owners are proposing to subdivide the Parcel ID No. 40-019.0-082.0-006.00. The plan shows 0.2146-acre piece of Parcel ID No. 40-019-082.0-006.00 is to be conveyed to and become an integral part of Parcel ID No. 40-034-082.0-005.24 such that an existing fence will be entirely on the property. The residual property of Parcel ID No. 40-019-082.0-006.00 will be reduced from 6.7446 acres to 6.5300 acres after the subdivision.

MARLIN COON
SUBDIVISION PLAN

Motion by White, seconded by Colvin to recommend approval to the Marlin Coon Subdivision Plan, Parcel ID No. 40-019-082.0-006.00, R-2 (Residential) as presented.

APPROVAL
RECOMMENDED

Vote: 5/0

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Engineer Jonas updated the Commission members on the zoning amendment process. McElderry asked what the 2 hour public work session that was held on September 4, 2019 entailed. Jonas stated that it was an advertised meeting to discuss definitions and various uses in the Zoning Ordinance.

COMPREHENSIVE
PLAN PROGRESS
UPDATE

With no other business to come before the Board, motion was made by McElderry, seconded by Friday, to adjourn the meeting at 7:30 pm.

ADJOURNMENT

Vote: 5/0

Respectfully submitted,

Tamara L. Cass
Zoning Administrator

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