

Granville Township Zoning Commission
Minutes September 21, 2015

Rob Schaadt called the meeting to order at 7 PM.

Roll Call

Recording secretary Maggie Barno called the roll.

Present: Commissioners Rob Schaadt, Judy Preston, Susan Walker, Steve Brown, Vince Paumier.

Guests: David English, Jim Cooper, Denison University representatives; and Granville residents, Richard Downs, Jeremy King, Norm Kennedy, Julie Mulray, Abram Kaplan, Dan Van Ness, Ken Apacki, Tom Evans.

Approval of Minutes

Commissioner Schaadt made one correction to the minutes.

Commissioner Paumier made a motion to approve the minutes of the Zoning Commission meeting of August 17, 2015.

Commissioner Schaadt seconded the motion and the motion passed by unanimous vote.

Announcements of Commission Members

There were no announcements from the Commissioners.

Announcements of Chairman

Commissioner Schaadt stated that Travis Binckley, Granville Zoning Inspector, had asked the Zoning Commission to consider adding to the code, solar array language, because presently the code contains no language regarding solar arrays.

Commissioner Schaadt noted that commissioners Brown and Paumier were tasked with researching other Ohio Township codes for solar array language and the Zoning Commission was working on language to be added to the Granville Township code. Before adding any solar array language to the code, Commissioner Schaadt stated that the Zoning Commission wanted to get public feedback at tonight's (September 21, 2015) meeting on the solar issue.

Public Comment

Zoning Commission Chair, Commissioner Schaadt, opened the meeting for Public Comment.

Eight Granville residents attended the 9/21/2015 meeting. No negative comments were voiced by the guests regarding solar arrays. Two representatives from Denison University also attended the meeting.

Synopses of the residents' comments are as follows:

Richard Downs thanked the Zoning Commission for work on this process. He asked the commission to allow for a variance procedure and added that 10 kilowatts (kw)

may not be enough for all circumstances. For ground mounts, Mr. Downs suggested adding a letter from the Licking County Board of Health in order to receive a permit. Jeremy King stated he was proud of the Granville Township Zoning Commission to be the first in Licking County to look at adding solar language to the code. Mr. King did not believe 10 kw would be enough and added the AEP standard was 25 kw. Mr. King stated that Ohio law allows solar arrays to be on the owner's property, adding there are a number of states with net metering, allowing the solar array on property other than the owner's.

Norm Kennedy stated he was concerned that everyone applying for a permit would need to have a variance, stressing the need for flexibility of the code. Mr. Kennedy believed the kw allowance needed to be higher than 10 kw.

Abram Kaplan thanked the Zoning Commission for their work. Mr. Kaplan stated he had an approved 10 kw ground array on his property and encouraged the commission to approve a higher kw allowance. Mr. Kaplan invited the commissioners to look at the array on his property.

Ken Apacki stated the language might need to allow for more than 10 kw and that drawing a distinction at 1000 feet seemed to be restrictive, suggesting consideration of physical size of the array rather than kilowatts Mr. Apacki also mentioned he knew of areas doing community solar arrays.

Tom Evans urged the commissioners not to be restrictive, as the solar industry will change and added that a good resource to see what is going on regarding solar technology is [Midwest Energy News](#). Mr. Evans invited the commissioners to view the solar array that is on the roof of his garage.

David English, representing Denison University, thanked the commissioners and stated what they were doing was important to limiting fossil fuels. Mr. English added that Denison's response to the drafted code language is only to help set a good outcome.

Discussion followed on restricting roof panels, glare and screening.

Commissioner Schaadt stated the county has electrical and structural inspections. Jeremy King stated there is very little reflection from solar panels and Mr. Kaplan added there is no glare at his property, even on sunny days, because the panels are coated to absorb the sun's rays.

Regarding screening, Mr. King considers the topic debatable, adding he does not think solar panels are unattractive.

Commissioner Schaadt closed public comment at 8:15 PM.

Old Business

Solar Arrays

The commissioners discussed solar arrays.

Commissioner Paumier suggested the commissioners continue work on the residential language for the code and ask Denison to prepare text amendments for the commercial language. Commissioner Schaadt stated he would contact Jim Cooper to see if he would be amenable to working on the commercial language.

Set Next Meeting

The next meeting was set for October 5, 2015.

Adjournment

Commissioner Preston made a motion to adjourn the meeting at 8:40 PM.
Commissioner Schaadt seconded the motion and the motion passed with no objection.