

## Granville Township Zoning Commission

Minutes October 19, 2015

Chairman 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: there were no guests present at the Granville Township Zoning Commission regular meeting on October 19, 2015.

### Approval of Minutes- 09/21/2015 and 10/5/2015

Commissioner Schaadt made additions to the minutes of the meeting of 09/21/2015.

Commissioner Preston made a motion to approve the minutes of the Zoning Commission meeting of September 21, 2015.

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

Commissioner Paumier made a motion to approve the minutes of the Zoning Commission meeting of October 5, 2015.

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

### Announcements of Commission Members

Commissioners Brown and Paumier attended a Village Council meeting at which solar was discussed.

Commissioner Preston announced she would continue as a Zoning Commissioner on the Granville Township Zoning Commission for another term.

### Announcements of Chairman

Commissioner Schaadt said he had spoken to APA Austin Lecklider regarding Lecklider's review of the newly written code language, which the Commissioners will be discussing at this meeting (of October 19, 2015).

### Public Comment

There was no public comment at the Granville Township Zoning Commission meeting on October 19, 2015.

### Old Business

#### Solar Arrays

The Commissioners discussed the comments made by APA Austin Lecklider regarding the language that has been written to date for the code on solar arrays.

The discussion topics were: setbacks; screening/glare; maintaining open vistas/how to screen arrays; size of arrays allowed pertaining to lot size; principal production and should all principal production applications be sent to BZA; community arrays; signage for arrays.

No formal motions were made regarding the newly written code language on solar arrays.

Commissioner Paumier suggested removing the word “principal” in “solar energy principal production facility.”

Commissioner Schaadt stated that when the language on solar energy is complete, two applications would be submitted to the Granville Township Trustees: one on accessory and one for production.

#### Updates on Requests from Zoning Inspector/Text Amendment Applications

The Zoning Commissioners have been working on adding/amending language to the Granville Township Code. At this meeting, the following sections of the code were discussed. No formal motions were made regarding the language that has been updated.

- a. PUD: it was discussed that the PUD language may be complete.
- b. Section 523: there was discussion on Section 523 language and it may be complete.
- c. Gender Neutral: it was discussed that the gender-neutral language may be complete.
- d. Accessory Structures in AG District: this section was tabled.
- e. 5.00 Acres/exclusive of road right of ways: there was discussion on this section with no definitive action taken.
- f. Section 312- fees: it was discussed that the Section 312 language may be complete.
- g. Kennels: this section needs to be re-worked. Commissioner Schaadt will discuss this amendment with APA Lecklider.

#### New Business

##### Definition- “Lot”

Following discussion, it was determined to seek advice from APA Austin Lecklider before continuing work on this definition.

#### Set Next Meeting

The next regular meeting of the Granville Township Zoning Commission will be at 7 PM on November 2, 2015.

#### Adjournment

Chairman Rob Schaadt adjourned the meeting at 8:51 PM.

