

YORK TOWNSHIP ZONING COMMISSION

June 3, 2021

The York Township Zoning Commission held their monthly meeting in the York Town Hall/Fire Station Complex on June 3, 2021 at 7:00 pm.

Guy Roach called the meeting to order at 7:05 pm.

The Pledge of allegiance was said.

Zoning Commission members Present:

David Hull, Eric Matyac, Guy Roach, Jonathan Steingass and Lowell Wolff were present.

Guests Present:

Dorothy Crouch-Zoning Inspector

Minutes:

The Board Members reviewed the proposed minutes from March 4, 2021 meeting. Jonathan Steingass made a motion to approve the proposed minutes. David Hull seconded the motion. Roll vote: David Hull-aye; Eric Matyac-aye; Guy Roach-aye; Jonathan Steingass-aye; Lowell Wolff-abstain. Minutes approved.

The Board Members reviewed the proposed minutes from April 1, 2021 meeting. Lowell Wolff made a motion to approve the proposed minutes. David Hull seconded the motion. All members voted aye in a voice vote. Minutes approved.

Correspondence:

None

Old Business:

None

New Business:

Guy Roach explained the reason for tonight's meeting is to review Section 306 Conservation Development, David Hull suggested changing the lot size from 2.1 acres to three (3) acres.

David Hull mentioned the Board Members are doing the five (5) year plan for York Township and looking over the acreage that is available for developing and slowing down the impact of developments in York Township.

The Board Members and Dorothy Crouch discussed the size of the lots in the Conservation Developments.

David Hull questioned the Board Members and Dorothy Crouch if everyone agrees three (3) acres is a reasonable size to increase the lots to.

Jonathan Steingass reviewed Section 306.01 Purpose; in the Conservation Development Overlay District. The Board Members and Dorothy Crouch discussed Section 306.01.

The Board Members and Dorothy Crouch discussed if the Board Members would like to make changes to Section 306 Conservation Development Overlay District they need to get moving on completing the changes.

Guy Roach asked Dorothy Crouch to contact George Smerigan to see if he will be able to come to next month's meeting to be held on July 1, 2021. Guy Roach also mentioned he would like to get the ball rolling on changes to Section 306 Conservation Development Overlay District

David Hull asked Dorothy Crouch to explain to George Smerigan the Board Members discussed the build-out of the Township.

Guy Roach asked all Board Members to get their questions/concerns to Dorothy Crouch by noon Monday (June 7, 2021) so that she can forward them to George Smerigan and he can have their information for them for the meeting on July 1, 2021.

Dorothy Crouch discussed with the Board Members Section 205.13 Swimming Pools.

Dorothy Crouch stated she has always used the fifteen (15) foot rule for any structures, buildings, sheds, etc.

Dorothy Crouch then referred to Section 206.02 Accessory Buildings in Residential Districts.

Dorothy Crouch then explained the definition of "Structure"

After much discussion Board Members and Dorothy Crouch suggested changing Section 206.02 Accessory Buildings in Residential Districts: Accessory buildings shall not be located closer than fifteen (15) feet from the principal building and shall comply with all of the required building setbacks of the district in which it is located.

To Section 206.02 Accessory Buildings *and stand alone swimming pools in Residential Districts; Accessory buildings and stand alone swimming pools* shall not be located closer than fifteen (15) feet from the principal building and shall comply with all of the required building setbacks of the district in which it is located.

Guy Roach asked if there is any other New Business. There was no other New Business.

Adjourn:

Lowell Wolff made a motion to adjourn the meeting at 8:20pm. Eric Matyac seconded the motion. All members voted aye in a voice vote. Motion approved.

Guy Roach, Chairperson

Mary Lenarth, Secretary