

YORK TOWNSHIP ZONING COMMISSION

July 7, 2022

The York Township Zoning Commission held their monthly meeting in the York Town Hall/Fire Station Complex on July 7, 2022, at 7:00 pm.

Eric Matyac called the meeting to order at 7:00 pm.

The Pledge of allegiance was said.

Zoning Commission members Present:

David Hull, Eric Matyac, Jonathan Steingass, Lowell Wolff, and Alternate Kenneth Barco were present. Guy Roach was unable to attend.

Eric Matyac asked Alternate Kenneth Barco to come forward to be on the Board in the absence of Guy Roach.

Guests Present:

Stephan Ibos-Zoning Inspector

Minutes:

The Board Members reviewed the proposed minutes from June 2, 2022, meeting. David Hull made a motion to approve the minutes. Lowell Wolff seconded the motion. All members voted aye in a voice vote. Minutes approved.

Correspondence:

Steve Ibos mentioned at the next York Township Zoning Commission meeting scheduled for August 4, 2022, there will be a Site Review. Steve Ibos explained Mary Lenarth will not be available for the August 4, 2022, meeting, Kristyne McElroy, and Steve Ibos will take care of the meeting. Steve Ibos went on to explain he thought he had everything ready for the Site Review which is for the salt storage shed to find out he does not have the final plans.

Steve Ibos would like to have the Site Review ready to give to the Board Members to review on or before July 21, 2022.

Zoning:

Steve Ibos mentioned he talked the Mr. Karris of the Medina County Prosecutor's office regarding several things; residential swimming pools, **and** the possibility of requiring fences around the private swimming pools, **Mr. Karris mentioned that this would be a good idea and does not lend any risk to the township for making a requirement for fencing**; outdoor storage; temporary buildings; discussion of

Section 205.01 Agricultural Uses, Mr. Karris saw nothing wrong with the proposed language, he did comment that we cannot require them to fill out a form but again sees nothing wrong for changing the language in the resolution to request the form to be filled out; PT energy at factories/plants and whether we can ask for them to provide us information on any projects that may impact zoning; and Woodside Preserve (the old Steingass Preserve).

Steve Ibos discussed the progress he has made so that he can get the Board Members ready to work on the York Township Comprehensive Plan.

Steve Ibos gave a brief zoning report of miscellaneous up-dates in York Township.

Old Business:

Kenneth Barco made a motion to open the discussion regarding Section 206.02 Accessory Buildings and Swimming Pools in Residential Districts. David Hull seconded the motion. Discussion opened.

Mary Lenarth gave Board Members a copy of George Smerigan's suggestions for Section 206.02 Accessory Buildings and Swimming Pools in Residential Districts; Section 701.01 Zoning Certificate Required; Section 301.02 Uses; Section 302 Uses; and Section 306.02 Permitted Uses.

Board Members and Steve Ibos discuss Section 206.02 Accessory Buildings and Swimming Pools in Residential Districts in detail. Board Members and Steve Ibos discuss the statement "accessory building is less than two hundred (200) square feet in area" vs. one hundred forty-four (144) square feet.

The Board Members and Steve Ibos discussed Section 205.13 Swimming pools.

The Board Members and Steve Ibos discussed Section 308.02.A.3 Uses; Permitted Uses - Accessory building incidental to single-family and two-family dwellings.

The Board Member and Steve Ibos discussed Section 308.12 Site Plan Review Required.

David Hull made a motion to table the discussion regarding Section 206.02 Accessory Buildings and Swimming Pools. Jonathan Steingass seconded the motion. Discussion tabled.

The Board Members and Steve Ibos discussed Solar Farms.

David Hull made a motion to table the discussion regarding Solar Farms. Jonathan Steingass seconded the motion. Discussion tabled.

Steve Ibos mentioned the York Township Trustees reviewed proposed changes to the York Township Zoning Resolution. Steve Ibos stated the Trustees made the decision to

schedule a Public Hearing regarding the proposed changes to the York Township Zoning Resolution; the Public Hearing is scheduled for July 28, 2022.

New Business:

There was no New Business.

Adjourn:

David Hull made a motion to adjourn the meeting at 8:30 pm. Jonathan Steingass seconded the motion. Meeting adjourned.

Eric Matyac, Chairperson

Mary Lenarth, Secretary