

**ONEIDA CHARTER TOWNSHIP PLANNING COMMISSION MEETING**

**HELD OCTOBER 4, 2022**

**7:00 P.M.**

**MEMBERS PRESENT: CHAIRMAN KILGORE, MEMBERS GREEN, SCHROEDER, HAFNER, SCHERER AND WALTERS.**

**MEMBERS EXCUSED: DEMBOWSKI.**

**OTHERS PRESENT: ZONING ADMINISTRATOR GOSCHKA, JACKIE PENA-KLANECKY, AND JAN SCHULTZ.**

1. Call to Order.
2. Pledge of Allegiance.
3. Additions to the Agenda, were none.
4. Draft Minutes of September 6, 2022. Motion was made to approve the Minutes by Chairman Kilgore and supported by Ms. Schroeder. Motion Carried.
5. Public Comment: There was none
6. Zoning Ordinance Review of Chapters 1-3. Chairman Kilgore suggested that the Board review the Zoning Ordinance and make suggestions for revision that could be reviewed by a Professional Consultant. He then asked for suggestions from members of the Commission. Mr. Green said that it was important to be up to date with the Zoning Enabling Act. Chairman Kilgore asked for changes to be discussed for Chapter 1. Mrs. Schroeder said the use of commas was irregular and needed to be corrected. The use of commas was inconsistent. Mr. Hafner said we need to use caution in moving commas as a change can make the subject of the statute different. Mr. Green noted in the first sentence of chapter one it should say Oneida Charter Township and that should be consistent through out the Ordinance. Mrs. Schroeder asked about the meaning TZA letter L. page 1-1. It was found to mean Township Zoning Act 184; this was found on page 2-18 of the Ordinance. Chairman Kilgore thought Section 1.03 A. found on page 1-1 should be reworded for clarification. It was found that Section 3.23 was titled Non-Conforming Buildings, Structures, and Uses. Mr. Walters said we should have a consultant review any changes to be sure the meaning stays correct. The Commission felt that paragraph B. page 1-2 was also confusing.

Discussion on Chapter 2. Found that the punctuation should be corrected for consistency. Page 2-2 needed (") added after aggrieved person special damages. There was discussion on the addition of Honeybees (Apiaries) in section 2-2 Agricultural Land paragraph. There was discussion on adding Veterinarian Clinic to the definitions. It was also noted that Section C. Clinic did not include Veterinarian Clinics and Building Permit on page 2-4 needed correction to the use of commas.

Mrs. Scherer wondered if page 2-5 Communications Wireless Telecommunications Service was up to date.

It was noted that Section 2.05 B and C should have legal guardian as well as parents. Zoning Administrator noted that 2.05 should have the numbers updated from 6 and 12 to 7 and 14 per Public Act 106 of 2022. This is another thing to have a professional consultant check on. Mrs. Schroeder discussed punctuation on section 2.05. Section 2.07 E. Essential Services, there was discussion on whether or not cellular towers were an essential service. Section 2.09 Definitions on page 2-9. Mr. Green thought a consultant needed to check on and update the Ordinance according to any changes in Public Acts. He also discussed Section 2.10 I. inoperative vehicles. These are covered in the Nuisance Ordinance which is a stand-alone Ordinance and not part of the Zoning Ordinance. He wondered if we need this junk vehicle reference in the Zoning Ordinance.

There was discussion on Section 2.12 K. definitions Kennel and the Keeping of Animals section of the Ordinance. There was discussion that these are not consistent with each other. Discussion to change Keeping of Animals section to be consistent with Kennel definition so both are worded the same.

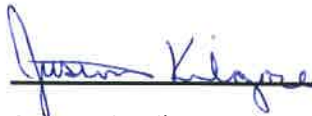
Mrs. Schroeder discussed changing page 2-14 Nursery with a change of the word and to or between plants and shrubs.

It was thought that on page 2-18 under travel trailers, the reference to size should be deleted. Section 2.20 Definitions: Temporary Building or Use. Mr. Green wondered if this should have a Planning Commission review instead of the Zoning Administrator having that power to make this decision. Zoning Administrator Goschka explained that unlike a Special Land Use Permit which is permanent and runs with the land this is to allow a temporary use, such as when there is a home fire and the owner wishes to put a trailer at the site while they rebuild. Mr. Green also discussed home occupations and asked about the Zoning Administrator handling these. Zoning Administrator Goschka explained that these were situations where someone might want a bookkeeping business in their home for a short time. Mr. Walters asked for clarification about Section 2.24 Yard. Zoning Administrator Goschka explained that there were required setback and yard sizes for all districts. The Commission decided at this time to table Chapter 3 until next meeting.

7. Public Comment: There was none.
8. Any Other Business: There was none.
9. Meeting Adjourned at 8:55 p.m.

Minutes respectfully submitted by Zoning Administrator Goschka and Jan Schultz.

APPROVED:



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Mr. Justin Kilgore, Chairman