

ATHENS TOWNSHIP PLANNING COMMISSION

Regular Meeting

June 6, 2022

The regular meeting of the Athens Township Planning Commission was called to order on Monday, June 6, 2022 at 7:03PM by Chairwoman, Marion Carling.

Present: Clif Cheeks, Marion Carling, Rebecca Miller, Ron Reagan and Jason Rogers. Secretary, Cindy Parrish, Zoning Officer Ed Reid. A sign-in sheet was available for all others in attendance and is attached.

Cameron Group, LLC Sketch plan:

Kevin Langan from Cameron Group, LLC was in attendance to present a sketch plan for a medical office to be located on Elmira Street. They are proposing a 3500 sq. ft., 1-level medical office. No variance requests are anticipated. They expect to submit the full application and drawings for the August meeting. Parrish mentioned that changes were made to the Zoning Ordinance in January and the updated ordinance is now available online.

Camp Little Seed/Morgan, Rita 3-lot Subdivision

Scott Williams of Butler Land Surveying and Rita Morgan were in attendance to discuss a 3-lot subdivision on Murray Creek Road. Access to both new lots will be via a 50' easement. Discussion was held. Morgan stated that Camp Little Seed is a non-profit for land and wildlife conservation. She is selling off land to provide funding for fencing and other matters for the non-profit. Only one lot would be sold at this time. The residual parcel will remain the location of Camp Little Seed.

Reid noted that, since 3 lots are shown on the plans, it is a 3-lot subdivision so the submitted fee was \$25 short. Morgan submitted a check for \$25 to cover the fee deficit.

Motion to review the plan was made by Miller and seconded by Rogers. Motion carried unanimously, the plan was formally reviewed, and the following deficiency was noted:

1. Need driveway permit

Motion was made by Reagan to recommend approval with the noted deficiency of obtaining a driveway permit, second by Miller. Motion carried unanimously.

Hunsinger, John/Theresa 2-lot subdivision

Bruce Benish presented a plan for a 2-lot subdivision on Chamberlain Road. They will be taking 2 acres off of a much larger parcel. Discussion was held.

Motion to review the plan was made by Reagan and seconded by Cheeks. Motion carried unanimously, the plan was formally reviewed, and no deficiencies were noted.

Motion was made by Miller to recommend approval with no noted deficiencies, second by Rogers. Motion carried unanimously.

Hadlock, Harry/Susan Comment on Special Exception application

Harry Hadlock told the commission his plans to demolish his current house and replace it with a doublewide over a basement. Discussion was held. The Planning Commission has no adverse comment.

SALDO revisions

Discussion was held as to how we want to proceed with SALDO revisions. Due to a lack of availability of several members, the July meeting will be moved to the 18th at 6PM. Parrish will have Michelle advertise the change.

Approval of Minutes:

Motion was made by Rogers, seconded by Reagan to approve the minutes from April 4, 2022. Motion carried unanimously.

Correspondence:

All correspondence was reviewed independently.

Chairwoman Carling adjourned the meeting at 8:14PM as there was no other business to discuss.

Respectfully submitted,

Cynthia Parrish, Secretary