

ATHENS TOWNSHIP PLANNING COMMISSION

Regular Meeting

February 2, 2026

The regular meeting of the Athens Township Planning Commission was called to order on Monday, February 2, 2026, at 6:31PM by Vice Chairwoman, Rebecca Miller.

Present: Vice Chairwoman Rebecca Miller, Matt Cooper, Bob Petruschak, Ron Reagan, Zoning Officer, Ed Reid, and Secretary, Cindy Parrish. Chairwoman Marion Carling was unable to attend due to a previous commitment. All others in attendance are noted on the attached sign-in sheet.

Applicants to be heard: none

Comment on Special Exception Application:

Dylan Ward was in attendance to discuss his Zoning Hearing Board (ZHB) application for a Special Exception approval to place a new 52'x27' doublewide mobile home on his property on Meadowlark Drive (Residential Suburban District). Special Exception applications need to be reviewed by the Planning Commission for comment/report prior to being heard by the ZHB. The home will be coming from Butters Homes. Reid stated that the floodplain requirements will be met, and they are currently moving through all the proper approval processes.

Discussion was held as to why this was not an outright permitted use and why the Zoning Ordinance required Special Exception approval. Further discussion was held about the placement of the driveway.

Motion to send a letter to the ZHB stating that the Planning Commission has "no adverse comment" was made by Cooper and seconded by Miller. Motion carried.

Zoning/SALDO updates:

Discussion was held about signage provisions. Parrish and Reid will talk to Solicitor Thompson about product/service signage.

Miller and Cooper discussed formatting issues. Discussion was held about data centers.

Minutes:

Motion to approve the minutes from the January 12, 2026, meeting was made by Petruschak and seconded by Cooper. Motion carried. Reagan abstained as he was not present for that meeting.

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Correspondence:

Correspondence was reviewed individually by the commission members and was noted on the agenda

Vice Chairwoman Miller adjourned the meeting at 7:22PM as there was no other business before the commission.

Respectfully submitted,

Cynthia R. Parrish
Secretary

