HARRISON TOWNSHIP ZONING COMMISSION
MEETING MINUTES
July 13, 2020

The Harrison Township Zoning Commission held their regularly scheduled, quarterly meeting on Monday, July 13, 2020, at 6:00pm at the Harrison Township Building, 2746 Weigand Road, Lockbourne, OH 43137.

The meeting was called to order by Chairman Kelly Spriggs at 6:00PM.

Debi Hulse, Secretary, took attendance. Present were: Kelly Spriggs, Ronde Cook-Brushart, Matt Rayburn, Lisa Darnell, Beth Spangler, Debi Hulse and Dale Hoover.

The Minutes of the January 13, 2020 meeting were sent e-mail to all members prior to the meeting. Matt Rayburn moved to accept the minutes as written. Beth Spangler 2nd the motion. The minutes were approved as written.
Due to COVID-19, the April Quarterly meeting was cancelled.

Old Business:
The sign, Denvil Curry, a man with no vocal cords, is still in place at Renick's Farm Market on US 23. The Harrison Township Trustees have recommended that the Zoning Commission review the rules in the Zoning Guide and make changes to the rules if necessary.

The Zoning Rules now state that signs may stay up for 14 days after an event. No event date is on this sign.

The signage section is Section 3:16 Article 29, pages 3 – 14. The Zoning Commission will take a look at this section. We will discuss this section at the next meeting. Ronde Cook-Brushart stated that a temporary sign should have a definite event date. Temporary signs may be different than permanent signs. The rules state no sign will be larger than 40 square feet.

Dale Hoover stated that Meadowbrook Mobile Home Park is waiting on a permanent sign.

Dale brought up the subject of Buffers. Some of the trees at existing buffer zones are not growing. The Zoning Commission needs to take a look at the rules and add more specific verbiage. Ashville has rules for landscaping. They list specific trees. The planted trees must be of a certain size, height, etc. They have rules for coverage of trees and ground covers when they are fully grown.

Ronde Cook-Brushart brought samples of rules from different jurisdictions. Ronde Cook-Brushart stated that we need to make specific rules and adopt rules to protect residents. Also, the rules would give prospective businesses definite guidelines and rules to follow. We also need specific verbiage such as to maintain the trees and plants. We need to add mowing and grooming regulations.

The Zoning Commission needs to re-examine the RBD guidelines and rules. The Zoning Regulations for RBD were written in 2008 before growth and building actually began. The wording is vague. Subjects like buffers need to be specifically defined in our Zoning Regulations.

Kelly Spriggs asked Dale Hoover if he could get Duke's Initial Proposal. We need to re-look at it. Dale Hoover stated he will get a copy for the next meeting.

Kelly Spriggs stated that she will call a special meeting to discuss this. Kelly Spriggs will contact Groveport and other jurisdictions to see their guidelines.

Ronde Cook- Brushart moved to adjourn. Matt Rayburn 2nd the motion. The meeting adjourned.

The next regularly scheduled, quarterly meeting will be Monday, October 12. 2020 at 6:00pm.

Debi Hulse
Harrison Township Zoning Commission Secretary