

BURTON TOWNSHIP ZONING COMMISSION

14821 Rapids Road | Burton, Ohio 44021 | 440.834.1500

MEETING MINUTES

Date: March 13, 2023

Time: 7:00 p.m.

Location: Burton Township Administration Building

Purpose: Regular Meeting

CALL TO ORDER

Mr. Hess called the meeting to order at 7:09 p.m. Members recited the Pledge of Allegiance.

ROLL CALL

Commissioner(s) Present: Tim Hess, Mark Sturm, Nick Gorris, Dan Kotek, Joe Walkos, Greg Rinehart, Secretary - Katie O'Neill.

Absent: None.

Attendees: None.

REVIEW AND APPROVAL OF MINUTES

Minutes from the February 13, 2023 meeting are reviewed. Minor spelling error on page 1 was corrected. Mr. Gorris made the motion to accept the minutes as rewritten. Mr. Sturm seconded the motion. Voice Vote: All in favor. None opposed. Motion approved.

PUBLIC COMMENT - None.

UNFINISHED BUSINESS

Township Network or Cloud based Platform: At the March 6th meeting, Trustees approved the implementation of a Professional DropBox account.

NEW BUSINESS - None.

BZA CONSIDERATIONS

Application #1585-22, submitted by Western Reserve Land Conservancy: The BZA will consider this application on a date yet to be determined. Appellant is requesting a conditional zoning certificate in order to use the land as a Passive Public Park with hiking trails, restroom facility, park shelter, and wetland observation deck/boardwalk. Fishing will be allowed but no hunting or ATV or other motorized vehicle usage except for maintenance activities. Park anticipated to be open during

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daylight hours (which may vary). The park will be staffed and may host educational groups and other Land Conservancy sponsored events to aid in the engagement of their mission.

RESEARCH TOPICS

Definitions & Zoning for Passive Public Park (Homework): The Commission researched county parks, Burton Wetlands and Welton Gorge. Mr. Gorris found that county parks shall try to comply with zoning, however are not required to do so. This ultimately exempts them from zoning. The exact verbiage and support is being obtained. The Commission decided to research other townships to discuss adding passive parks into the resolution. (Refer to the matrix).

Section 906.0 Extension: At the recommendation of the BZA, the **BOLDED** language has been suggested as an addition to the existing section:

*“No lawful nonconforming building or structure may be enlarged, altered, or relocated in a way which increases its nonconformity, but any building, structure or portion thereof, may^{be} altered or relocated to decrease its nonconformity **OR ENLARGED OR ALTERED CONSISTENT WITH THE EXISTING DEGREE OF NONCONFORMITY.**”*

The Commission decides to table this item. They have requested copies of the following documents to consider at the next meeting:

1. Findings of Fact from BZA applications #1565-22 (Gais/Adamic) & #1583-22 (Bonner).
2. Permit for Bonner Addition in 2001.

NEXT MEETING

The next meeting will be held on Monday, April 10th, 2023 at 7:00 p.m.

ADJOURNMENT

With no further business, Mr. Hess entertains a motion to adjourn the meeting at 9:09 p.m. Mr. Rinehart so moved. Mr. Sturm seconded the motion. Voice vote: All in favor. None opposed. Motion approved.

 5/8/23
Chairman, Tim Hess Date

 5/8/23
Secretary, Katie O'Neill Date