**Parkman Township Zoning Commission**

**January 22, 2020**

**Zoning Commission Members Present:** Don Gatrell, Carlos Nieves, Len Hall, Al Weaver, Norman Yoder and Jan Helt (secretary)

Members not present: Cindy Gazley and Jerry Jacobss.

**Don Gatrell** made a motion to open the meeting at 7:00p.m.

**Approval of Minutes:**

**Don Gatrell** made a motion to approve November minutes seconded by Carlos Nieves.

The board voted on a chairperson and co-chair. Don Gatrell will remain chairperson and Carlos Nieves co-chair. The vote was unanimous.

**Old Business:**

**Mr. Dietrich** presented us with completed Article 1V was presented with everything we had changed and discussed at the last meeting. We will continue to work on Article 1V at this meeting. The following was discussed:

**Home Occupations:**

We went over different options for Home Occupations according to different townships.

**Mr. Dietrich** stated that some Townships have the following:

Class 1 – low use permitted

Class 2 – Conditional uses

We as a board decided to go with separating Home Occupations into 2 categories Class 1 – low use permitted and class 2 – Conditional uses.

We discussed the whole list of home occupations deleted, added, and adjusted anything we felt was necessary. Split the list into Class 1 and Class 11

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Class 1: Low use permitted. A home occupation may be established only within a dwelling or unit or no more than 1 accessory building on a lot. Only 1 home occupation on a lot, we also added different regulations 1 thru 13 some new, some the same.

Class 11: Conditional Uses. The conditions for Class 11 Home Occupations shall be in accordance with regulations set forth in Article 1V section 402.2(F)(b)

We also went over minimum lot area will stay the same 2.5 acres. We discussed outdoor wood fire burner rules and regulations, family daycares, barn storage and accessory buildings.

**New Business:**

Added to home occupation - # 6 Computer Programmer and Software Engineer (consulting services added).

We went over pros and cons as to regulation for home occupation took up most of the meeting, # 6. Exterior storage came up with the following:

1. Exterior storage of, materials, products, and merchandise, shall be prohibited.

1. The storage and parking of vehicles and equipment relating to home occupation shall be either within a fully enclosed building or shall be located on the lot in accordance with the minimum setback requirements.

1. No vehicles and equipment shall be stored or parked in front yard or in front of principle dwelling on a lot.

#-8 - The daily operation of a home occupation shall be no earlier than 6:00a.m

#-11 – A home occupation shall be owned or operated by the owner of the property.

**Ms. Gazley** was unable to attendthis meeting but asked that we review permitted home occupation….architect services. Ms. Gazley suggested that be changed to…“architect” similar to “attorney”. Or…change attorney to legal services. She thought the architect services might be confusing. It is just a suggestion we can take it or leave it. The ZC board made the decision not to change anything.

We discussed have a joint session of both boards BZA and ZC. We will have to come up with a date.

We also asked our fellow board members to look for an Amish person to join our Board of Zoning Appeals.

**Don Gatrell** motioned to adjourn the meeting **Len Hall** seconded the motion. All were in favor.

Our February meeting will be Wednesday February 26, 2020 at 700 p.m.

Respectfully Submitted by,

Jan Helt Donald Gatrell

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Parkman Township Chairperson

Zoning Commission Secretary