

TILDEN TOWNSHIP PLANNING COMMISSION

The Tilden Township Planning Commission met in the Township Municipal Building on Tuesday, September 3, 2024 with the following present: Chairperson Dale Keener, Luke Kamp, Township Office Staff Margaret Wursta, Township Engineer Greg Haas, and members of the public. The following Planning Commission members were absent: Vice Chairperson Greg Kozlowski, and Chris Forte. A copy of the roster is on file with the secretary.

Chairperson Dale Keener called the meeting to order at 7:00 P.M. followed by the pledge of allegiance.

PUBLIC PARTICIPATION

- None

DISCUSSION – ZONING ORDINANCE REVIEW

- *Lot Dimensional Regulations Table* - Dale switched “Side Yard” min in R-2 to 35 ft instead of 40 ft
- *Use Table* – 12-page document that was discussed in great detail which defines where certain “uses” can or cannot be present. Exotic animals were heavily discussed with no final decision made. Farmers markets are allowed with strict guidelines. Short term rentals or AirB&B rentals will need permits. Under Brewery’s the term “micro” was removed and regulations were added to the general term “Brewery”. Time limits have been placed on temporary structures. There are many other topics that have to be discussed further, changed or moved around. This document was not completed and not all Principal or Accessory Zoning Districts were finalized.
- *Zoning Districts Map* – Dale, Luke and Greg reviewed the zoning districts on the current map and if any of them should be changed. “OS” was expanded in multiple areas. The flood plains on the East side of the township were heavily discussed and decided that nothing needed to be changed regarding the current districts. L1 was discussed with slight increase in size. Minor revisions were made to C-1, R-2, and A.
- Parking was pushed to next meeting, not all members had the documents necessary to properly address this topic.

Tentative timeline for the next few weeks: In the next two weeks Greg will be finalizing a draft ordinance and have handouts at the next meeting for one last final review and last-minute changes. Greg will not be at 10/1 meeting. The meeting on 10/15 is the final meeting for any changes to be made. A final draft will be submitted to the BOS at that time. Greg would like all revisions completed by the end of October.

ADJOURNMENT

A Motion was made by Dale Keener and seconded by Luke Kamp to adjourn the meeting at 10:02 P.M. Upon roll call Keener and Kamp voted yes.

Attest:

Margaret Wursta
Township Office Staff