

Helga Township
Special Combined Township Board of Supervisors
& Planning & Zoning
Ordinance Meeting
Minutes of August 25, 2016

PRESENT: Chairman-Don Clay, Supervisors; Jeff Schussman, Dale Berglund, Joanna Olson Hammerstrom, Jim Lyle, Clerk-Sue Adkins, Deputy Treasurer-Teri Westin
Planning and Zoning members; David Horn, Teri Westin, Brian Fulk;
Meeting called to order, 7:00 pm, Pledge of Allegiance recited

OVERVIEW OF REVISION:

David horn – Chair Planning Commission, gave a synopsis of the reason why the ordinance was revised.

Dissatisfaction with old ordinance;

- parts were taken out that didn't make sense or contradicted other sections
- tried to make it less restrictive to land owners
- signs are the only thing that ended up more restrictive
- cut the ordinance down to half the size

Jeff Schussman- Land Use Administrator, also gave an overview of the changes.
Jeff, has been the land use administrator for the last four years.

- ordinance had items that were redundant, because the state or county were already doing
- tried to make it user friendly
- aligned it to other government bodies
- the reasoning for building permits was explained

Public Input:

A sign in sheet was distributed for those who wanted to speak. People were asked to state their name before speaking.

Jim Autrey- stated he was on the board previously, he asked about shore land and the commercial zone and how he had concerns regarding how removing the commercial zone may effect adult businesses etc.-discussion pursued. He also submitted a written letter to the board.

Doug Miller- The Hwy 71 history was discussed and why residents along HWY 71 should be treated differently than others

Scott Kurtzweg - spoke about the multi housing units, Restore house, and how will that change with the new ordinance

Dirk Fisher- he talked about having a business on the 71 corridor, and how the current ordinance is too restrictive

Charles Bahr- asked about dog ordinances

Joan Huesby - asked if the board had the authority to approve the revision of the ordinance.

Discussion Topics:

- There was discussion over eliminating the commercial district

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- How to keep unwanted businesses out of the township and if they can be eliminated to a particular area was discussed at length
- How neighborhoods should all be treated the same was discussed
- The current need for I U Ps in the current residential district was discussed
- There was a question as to when a township becomes an urban township
- Whether clarification was needed from the attorney on any questions
- The easement issues with Hubbard County

Motion made by Jeff Schussman to accept the ordinance as written- tabled

Planning Commission Recommendation:

Brian Fulk stated the commission should approve the ordinance. David Horn-chair recommended that the board approve the ordinance and amend it later if needed. Planning Commission voted, none opposed, carried

Board Decision:

Motion made by Jeff Schussman that we accept the Helga Township Land Use Ordinance as written in the 6/7/16 draft, (discussion) **Seconded** by Joanna Olson Hammerstrom, Don Clay chair asked for a show of hand for all in favor, it was unanimous, **motion carried.**

ADJOURN MEETING:

Motion to adjourn made by Don Clay, Seconded by Jeff Schussman, motion carried.
Meeting adjourned at 8:28 pm.

Respectfully Submitted,

Susan Adkins, Clerk

Donald Clay, Chairman

David Horn, Planning Chair