

**Minutes: Russell Township Zoning Commission  
Russell Fire-Rescue Station  
November 15, 2017**

Present: Tom Warren, Chairman  
Ben Kotowski, Vice Chairman  
Jim Dickinson

Also in attendance: Jennell Dahlhausen, Zoning Secretary; Shane Wrench, Zoning Inspector; Charlie Butters.

Mr. Warren called the meeting to order at 7:43 p.m.

**MINUTES OF SEPTEMBER 27, 2017:** *Mr. Warren moved to approve the minutes of the September 27, 2017 meeting, seconded by Mr. Dickinson. Motion passed unanimously.*

**PROPOSED ZONING AMENDMENT ZC 2017-2 – AMENDING THE RUSSELL TOWNSHIP ZONING RESOLUTION TO ADD A 10 FOOT SIDEYARD SETBACK FOR RESIDENTIAL DRIVEWAYS**

*Mr. Dickinson moved to reopen the Public Hearing on Amendment ZC 2017-2 to the Zoning Resolution, seconded by Mr. Kotowski. Motion passed unanimously.*

The Zoning Inspector brought up some concerns that the Fiscal Officer mentioned such as over regulating residents and the fact the most of Russell is already developed. The commission discussed enforcement of the proposed regulation and stated it would only be for new constructions and not replacing an existing drive.

The Zoning Inspector stated the current setback for commercial driveways is 10 feet.

The commission asked Mr. Butters what he thought about the amendment. He asked if maybe the commission is fixing a problem that doesn't exist.

Mr. Dickinson stated that he agrees with Mr. Butters and the Fiscal Officer, but then again wouldn't want a driveway on his property line. He added that he would like to see a smaller setback like 5 feet if it is approved. Discussion followed.

*Mr. Dickinson moved to close the Public Hearing on Amendment ZC 2017-2 to the Zoning Resolution, seconded by Mr. Kotowski. Motion passed unanimously.*

*Mr. Warren moved to deny Amendment ZC 2017-2, to add a sideyard setback for residential driveways of 10 feet, seconded by Mr. Dickinson. Roll call: Mr. Warren – yes, Mr. Kotowski – yes, Mr. Dickinson – yes. Motion passed.*

**OTHER BUSINESS:** The Commission discussed the Land Use Guide Plan, which was recommended to the Township Trustees. They are in the process of reviewing the document.

The 2018 meeting schedule was presented to the commission for review. They made a few changes due to conflicts with schedules. *Mr. Dickinson moved to approve the 2018 meeting schedule as amended, seconded by Mr. Kotowski. Motion passed unanimously.*

Being that there was no further business to come before the Commission, Mr. Dickinson moved to adjourn, seconded by Mr. Kotowski. The meeting adjourned at 8:27 p.m.

_____	_____	_____	_____
Jennell Dahlhausen	Date	Tom Warren	Date
Zoning Secretary		Chairman	