

Overfield Township Planning Commission
July 6, 2021

In Attendance: Art Carpenter Jr; Jeff Fleming; Bert Occulto; Guy Tench; Sec/Treas-Susan Smith; Zoning Officer-Chad Patton; Don Ames; John Manglaviti and John Walsh

Absent: N/A

The Planning Commission met on July 6 at 7 PM for their regular meeting for July 2021.

The minutes from the June meeting were reviewed. A motion to accept the June minutes as written was made by Art and seconded by Bert. All in favor. Motion carried.

There was no zoning report.

Unfinished Business:

-Zoning Ordinance amendments- After much discussion the Planning Commission offers the following recommendations be presented to the Board of Supervisors at the next meeting:

Item 1- Definition section 303- building height. No changes should be made. All agree that there must be stricter regulations of building height.

Item 2 & 3- Proposed amendment of table 603.2 of 15 units/ building to replace the standing number of 8 should be denied. Maximum building height is recommended to change from the current 35 ft to read 40 ft if ***there is an approved fire rescue plan.***

Item 4- Proposed amendment 603.3A – setbacks currently 50 ft proposed change to be only 20 ft. Planning Commission recommends change be denied.

Item 5- 603.3J and 603.3K – Recommended to be added to Zoning Ordinance.

Item 6- Add “short term rentals (not permitted in multi-family dwellings)” as a special exemption in the AG-Agricultural District, the RES-Residential District, the COM-Commercial District, and IND-Industrial District as established by 404.1. Recommended by Planning Commission to amend.

Item 7- Add Section 845-Short Term Rental Units. Planning commission recommends adding 845 to Zoning Ordinance.

The Planning Commission would also ask that the Subdivision Ordinance be amended to having only 5 plans submitted for review.

New Business:

-A motion was made by Art and seconded by Guy to change the meeting days for the Planning Commission meetings to the 1st WEDNESDAY of the month. All in favor. Motion carried.

With no further business to discuss a motion was made by Art for adjournment. This motion was seconded by Jeff and the meeting was adjourned at 8:00.

Respectfully Submitted,

Susan Smith, Sec/Treas