

**TROY TOWNSHIP
ZONING COMMISSION
REGULAR MEETING MINUTES
August 17, 2023**

Call to Order

John Strayer called the Troy Township Zoning Commission Regular Meeting to order at 7:00 PM with the Pledge of Allegiance.

Roll Call

John Briggs	Absent	John Strayer	Present
Robert Lahey	Present	Jes Reynolds	Alternate Absent
Sandy Minarik	Absent	Tony Bowles	Alternate Absent
Robert Neitz	Present	Brooke Hahn	Zoning Inspector Present

Guest Sign-In

Jeff Hahn

Approval of the July 20, 2023 Regular Meeting Minutes

The minutes of the July 20, 2023 regular meeting were presented. Robert Lahey made a motion to accept the minutes as presented. Robert Neitz seconded the motion. The motion passed unanimously 3-0.

Old Business

Solar Resolution

The Troy Township Trustees will hear the Solar Resolution changes at the meeting on August 28, 2023.

Article 4 Matrix Changes

Robert Lahey made a motion to remove "Transport and Trucking Terminal" line completely including permitted in B-PUD and remove the "Warehousing" line completely including removing conditional use in C-3, I-1 and permitted in B-PUD. Add new line "Truck Terminals, Drop Yards, Warehousing, Transfer, and Storage, including the distribution of the items so handled" with conditional use in C-5 and permitted in B-PUD. Loft Buildings were removed from the list. Add the definition of Drop Yard to Article 2 and send to the Wood County Planning Commission for their September meeting. Robert Neitz seconded the motion. The motion passed unanimously 3-0.

Remove

Zoning District Land Use	A-1	R-1	R-2	R-3	R-4	R-5	C-1	C-2	C-3	C-4	C-5	I-1	B-PUD
Transport and Trucking Terminals													P
Warehousing									€			€	P

Add

Zoning District Land Use	A-1	R-1	R-2	R-3	R-4	R-5	C-1	C-2	C-3	C-4	C-5	I-1	B-PUD
Trucking Terminals, Drop Yards, Warehousing, Transfer, and Storage, including the distribution of the items so handled											C		P

Add Definition

DROP YARD. A drop yard is a facility that mostly holds semi-trailers for short- or long-term storage.

Dormitories

Robert Lahey made a motion to add Dormitories to the Matrix in Article 4.02.02 as not permitted in any Zoning District in Troy Township and add the definition of Dormitory to Article 2. Robert Neitz seconded the motion. The motion passed unanimously 3-0.

Add Dormitories are not permitted within any zoning district in Troy Township. (All blank)

Zoning District Land Use	A-1	R-1	R-2	R-3	R-4	R-5	C-1	C-2	C-3	C-4	C-5	I-1	B-PUD
Dormitories													
Blank NOT Permitted													

Add Definition

DORMITORY. A building primarily providing sleeping and residential quarters for large numbers of people such as boarding school, high school, college, or university students, and Industrial and Manufacturing labor forces. It can also refer to a room containing several beds accommodating people.

Barndominiums and Telecommunications

Robert Lahey made a motion to table Barndominiums and Telecommunications. Robert Neitz seconded the motion. The motion passed 3-0.

The commission is to research for information on Barndominiums including a definition and codes in other townships and the 2019 Residential Code of Ohio for the next meeting.

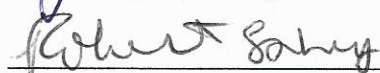
New Business none

Adjournment

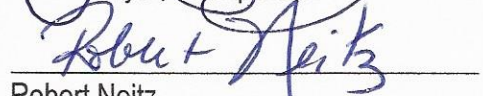
With nothing more to come before the Zoning Commission, Robert Lahey made a motion to adjourn at 8:05 PM. Robert Neitz seconded the motion. Motion carried unanimously.

Respectfully submitted,


Janice Wagner, Zoning Secretary


Robert Lahey


John Strayer, Chairperson


Robert Neitz