

# PARADISE TOWNSHIP PLANNING COMMISSION MEETING MINUTES

February 24, 2014

The regularly scheduled meeting of the Paradise Township Planning Commission was held February 24, 2014 at the Paradise Township Municipal Building.

**1. Call to Order**

The meeting was called to order by Chairman Tom Detwiler at 7:00 PM.

**2. Attendance:**

Tom Detwiler  
Bob Nivens  
Tom Bosley  
Barry Schuchart  
John Livelsberger

Doug Stambaugh, GHI, Township Engineer

There was one (1) other present.

**3. Approval of the Agenda:**

A motion was made by Tom Bosley to approve the Agenda.

The motion was seconded by John Livelsberger and was unanimously approved.

**4. Approval of the Meeting Minutes of January 27, 2014:**

A motion to approve the Meeting Minutes was made by Barry Schuchart and was seconded by Bob Nivens and was unanimously approved.

**5. Citizen's Concerns and Comments:**

The floor was opened for any citizens' concerns and comments.

There were none.

**6. Communications:**

A. Report from the Township Supervisor's meeting of January 10, 2014.

B. Miscellaneous:

- A revised Zoning Map was presented by Bob Nivens and distributed.

C. Zoning Officer:

- No Report.

**7. Sketch Plans:**

Bob Nivens presented a partial submission of a proposed minor subdivision of property owned by Linda Slick, located at 7548 Lacy Lane, Spring Grove, Jackson Township. A portion of the property is located in Paradise Township, however the residence and road frontage is located in Jackson Township.

Bob Nivens shall advise the engineer and/or land owner that Paradise Township shall defer to Jackson Township, and Paradise Township will review after approval bt Jackson Township.

**8. Old Business:**

**A. Paradise Village (Abbotts LLC)  
Preliminary Land Development Plan**

No revised drawings or submissions received.

A motion was made by Barry Schuchart to TABLE the plan pending a complete and revised submission.

The motion was seconded by Tom Bosley and was unanimously approved.

**B. Tall Grass Meadows  
Phase 1, Section 2  
Revised Final Plan, Major Subdivision**

No revised drawings or submissions received.

A motion was made by Tom Bosley to TABLE the plan pending a complete and revised submission.

The motion was seconded by John Livelsberger and was unanimously approved.

**9. New Business:**

**A. Wind Energy Systems Model Ordinance**

**January 24, 2014**

After a partial review, a motion to TABLE and finish the review at the next meeting was made by Bob Nivens and was seconded by Barry Schuchart. The motion was unanimously approved.

**February 24, 2014**

John Livelsberger discussed what he felt was somewhat of an over-reach by the Township in regulating wind and solar energy systems.

A motion was made by Bob Nivens to TABLE the review of the “Wind Energy Systems Model Ordinance” and to review the “Heidelberg Township Ordinance” as supplied by the Township Engineer. John Livelsberger stated that he felt that the Model Ordinance was too complicated and that the Heidelberg Township ordinance may better meet the needs of the Township.

The motion was seconded by Tom Bosley and was unanimously approved.

**B.**

**10. Adjournment**

Having no further business a motion was made by Tom Bosley to adjourn the meeting, seconded by Barry Schuchart. The meeting was adjourned at 8:46 pm.

The next regularly scheduled meeting of the Paradise Township Planning Commission shall be held on March 24, 2014, 7:00 pm, at the Township Municipal Building.

Respectfully submitted,

**PARADISE TOWNSHIP PLANNING COMMISSION**

A handwritten signature in blue ink, appearing to read 'Tom Detwiler', is written over a horizontal line.

Tom Detwiler  
Chairman / Secretary

cc: Twp. Secretary: Judy Katz  
Twp Engineer: Doug Stambaugh, PLS Group Hanover Inc  
Twp Planning Commission Members: TB / BN / BS / JL / SC  
Twp Zoning / Permit Officer: Wayne Smith, File