

Harrison Township Zoning Commission  
November 1, 2022

Members present: Christine Johnson, Brenda Oliver, Laney McLaughlin Brad Sager.

Absent: Tracy Kelley.

Also present: Valerie Hans-Zoning Inspector, Vickie Noble-Zoning Secretary and Marilyn Martin of Anderson Reporting.

Guest: Vance Arnold, Jim Dorenbusch, Marshall Williams, Florence Ashby, Tom Smyers, Julie Branham, Jeff Branham, Peggy Williams.

The meeting was called to order at 7:00 p.m. by Christine Johnson with all standing for the Pledge of Allegiance.

Ms. Johnson opened the Public Hearing.

The purpose of the Public Hearing is to consider a Zoning Amendment Application initiated by the Harrison Township Trustees to rezone 0 York Road Pataskala, OH 43062, Parcel # 025-067920-00.003, owned by Kevin G. Benington Et al Trustees. The property is located on the east side of York Road south of Beaver Run Road and north of York Gate Drive. The property was rezoned from Agricultural to PUD on September 10, 2003. The property was never developed. The application is to rezone the property back to its previous Agricultural zoning.

Vance Arnold asked why the rezoning was requested. Ms. Hans explained that the land was not developed and in 2019 the trustees did not grant an extension for development. After consulting with legal counsel, it was determined the PUD needed to be rezoned back to previous zoning. Current township zoning regulations have been updated and by rezoning back any new development would have to comply with current regulations.

Ms. Johnson asked Vickie Noble to read recommendations from the Licking County Planning Commission Staff Report.

Laney McLaughlin asked if the property owner was contacted. Ms. Hans said the property owner was contacted but did not respond.

Jeff Branham and Jim Dorenbusch had questions about the B-1 section of the parcel. Ms. Johnson said the Zoning Commission was looking at the PUD zoning.

Brenda Oliver referred to the LCPC note about other parcels in the township that weren't consistent with the Comprehensive Plan. It was determined that this would be up to the trustees to clarify.

Laney McLaughlin moved to send the application to the Harrison Township Board of Trustees recommending approval of returning the PUD zoning back to Agriculture. She added "only the

PUD zoning return to Agriculture.”

Brenda Oliver seconded the motion.

Vote: Christine Johnson-yes, Brenda Oliver-yes, Laney McLaughlin-yes,  
Brad Sager-yes.

At 7:19 pm Ms. Johnson closed the Public Hearing.

At 7:25 Ms. Johnson opened the working session.

Ms. Hans gave the board information on Scotland Ridge. They are starting the process to proceed with the next phase of development.

Brad Sager moved to approve the October 4, 2022 minutes. Laney McLaughlin seconded. The motion passed with unanimous ayes.

At 7:38 p.m. Mr. Sager moved to adjourn. Ms. McLaughlin seconded.  
The motion passed with unanimous ayes.

Respectfully submitted

Vickie Noble, Zoning Secretary

Christine Johnson, Chair