

Chairman Denhof called the meeting to order at 7:00 p.m. Other members present: Susan Balcom, Helen Dietrich, Dale Fedewa, Troy Goodno & Norm VanDyke. Zoning Administrator Brian Werschem was also present. Martha Fuhst was absent.

**Agenda Approval-**

Motion by Balcom to approve the agenda as amended. Second-Goodno, motion carries.

**Public Comment-**

Scott & Nicole VanOeffelen requested that regulations regarding setbacks on corner lots be reviewed as they believe them to be too restrictive for placement of an accessory building.

**Approval of Minutes-**

Motion by Fedewa to adopt the minutes of 9/25/2017 as presented. Second-Goodno, motion carries.

**Unfinished Business-**

Ravenna Gravel-renewal of the license will be tabled until November meeting.

**New Business-**

Van's Hydraulics-proposed changes to the approved site plan were reviewed. Some of the changes had been approved previously, but the revised site plan was not submitted. Additional changes were made, but found to be minor enough that no additional hearings would be necessary. Motion by Balcom to approve the plan as submitted. Second-VanDyke, motion carries.

Conklin Classic Annual Review-inspection is scheduled for October 30 at 2:00 p.m. A report will be given at the next meeting.

GAPS Seed-a preliminary review of an application for a special use was reviewed. The applicant is proposing an agricultural service on both his properties located at 3685 Miller and 3731 Miller which are zoned Neighborhood Commercial. The site plan submitted showed an expansion of the existing building at 3731 Miller for chemical storage tanks. Both properties would be used for storage of other agricultural supplies and sales. The ordinance allows agricultural service operations in Regional Commercial or Agricultural zone districts. There was discussion by the Commissioners regarding whether or not that use would fit into any of the uses allowed in Neighborhood Commercial. Concerns were raised about truck traffic, public safety, security, water quality and proximity to wetlands. Further information will be needed in order to determine if this use fits any of the permitted categories. Item tabled.

**Planning Commission Discussion-**

Conklin Parking-Goodno reported on the discussion by the Township Board about potential public parking areas.

Speed Zones-Dietrich commented on the change of rules for speed limits in school zones.

**Adjournment-**

Motion to adjourn at 8:30 p.m.

Janice Redding  
Chester Township Clerk

*(Any document referenced in these minutes is on file in the Clerk's office)*