

**ROCKLAND TOWNSHIP  
PLANNING COMMISSION**

**MEETING MINUTES  
February 28, 2017**

The monthly meeting of the Rockland Township Planning Commission was held on February 28, 2017 beginning at 7:30PM. The following members of the Planning Commission were present: Richard Mazich, Nancy Ogden, and Nathan Roush. Also in attendance were: Township Solicitor Alfred W. Crump, Jr., Township Supervisor Nathan Ohlinger, Township Supervisor Duane Bennetch and Jaclyn Hollenbach-Ludgate Engineering.

The meeting was called to order at 7:30PM by Chairman, Richard Mazich.

The minutes of the January 31, 2017 Planning Commission meeting were reviewed. On a motion by Nathan Roush, seconded by Nancy Ogden, the minutes of the January 31, 2017 Planning Commission meeting were approved as presented. There was no public comment. All were in favor. Motion carried.

**OLD BUSINESS**

**Zoning Ordinance Review/Amendment Project**

**- Article 2 (Definitions)**

Per discussion at the January 31, 2017 Planning Commission meeting, a list of definitions was prepared in advance of tonight's meeting (including identification of the locations in the Zoning Ordinance document where such terms, words or phrases are used). This list was used to guide the opening discussion/review.

- Section 2.02.2: Delete.
- Section 2.02.103: Delete "or Accessory Professional Office Use".
- Section 2.02.17: Delete.
- Section 2.02.24: Delete.
- Section 2.02.27: Delete.
- Section 2.02.42: Delete.
- Section 2.02.89 (A)(i): Delete "and cellar".
- Section 2.02.218: Delete "but not a cellar".
- Section 2.02.50: Better definition recommended. Perhaps change definition to read: "Common Wall: A shared wall used for joint service...".
- Section 2.02.56: Delete.
- Section 2.02.65: Delete.
- Section 1.01: Change "courts" to "courtyard".
- Section 1.06: Change "courts" and "court" to "courtyard".
- Section 7.05.3 (B)(ii)(d): Change "courts" to "recreational courts".
- Section 8.04.11: Change section to read: "Recreational courts shall not be located closer than 15 feet to any property line." Consider removing the last sentence.
- Section 2.02.78: Delete.
- Section 2.02.91: Delete.
- Section 2.02.94: Delete.
- Section 2.02.95: Delete.
- Section 2.02.96: Delete.
- Section 2.02.104: Delete.
- Section 2.02.107: Delete.
- Section 2.02.108: Delete.

During the discussion, a recommendation was made to include clarification that when terms, phrases, or words are not defined, they shall be interpreted according to common usage, or such as the context may imply (or include Merriam-Webster dictionary or similar reference).

Township officials agreed to continue to review and discuss Article 2 (Definitions) at next month's Planning Commission meeting to be held on March 28, 2017.

**NEW BUSINESS**

There was no new business.

**PUBLIC COMMENT**

There was no public comment.

There being no further business, the meeting was adjourned at 8:45PM on a motion by Nancy Ogden, seconded by Nathan Roush. Motion carried.

Respectfully submitted,

Karen Krall  
Secretary