

**MIDDLESEX TOWNSHIP PLANNING COMMISSION
WORKSHOP MEETING
February 24, 2025**

START TIME: 7:00 p.m.

END TIME: 8:23 p.m.

MEMBERS PRESENT:

Larry Claycomb
Wes Beard
Tom Ryan
Robynn Eppley
Tracy Gleim
Steve Zeigler
Jim O'Connell

STAFF PRESENT:

Mark D. Carpenter, Zoning Officer
Margie Flatley-Carpenter, Secretary
Bud Grove, Township Engineer
Elizabeth Grant, County Planning Department

MEMBERS & STAFF ABSENT:

AGENDA:

Discussion and Possible Action on past minutes of January 13, 2025.

Public Comment

TPF 22-18 Discussion and Possible Action on Review of
Draft Zoning Ordinance and Draft Zoning Map

Township Staff Informational Comments with no discussion.

MEETING MINUTES:

Discussion and Possible Action on past minutes of January 13, 2025

Larry Claycomb made a motion to accept the minutes of the January 13, 2025, meeting as submitted. This was seconded by Wes Beard and passed unanimously.

Public Comment

Mr. Ryan asked if there was any public comment and there was none.

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**TPF 22-18 Discussion and Possible Action on Review of
Draft Zoning Ordinance and Draft Zoning Map**

Mark Carpenter announced that this has been worked on since October of 2022. Comments have been collected on this and they have been incorporated into the current final documents. Mr. Carpenter explained the different zoning districts to the people in attendance.

Troy Truax from Michael Baker International was in attendance to present the new proposed zoning ordinance. He presented a short history of the zoning ordinance back to 1989. There have been about 60 amendments to this ordinance over 36 years which makes it very cumbersome to use. He went over the zoning map and explained the different districts, comparing the old districts to the new districts, old nomenclature to the new nomenclature, and old uses to new uses. He then reviewed the list of articles in the ordinance and the process of enacting the ordinance. Questions were asked and answered.

Mr. Carpenter asked the Planning Commission to review this and move it forward as soon as possible.

Township Staff Informational Comments with no discussion

There was none.

There being no further business, Tracy Gleim made a motion to adjourn the meeting. The motion was seconded by Robynn Eppley and passed unanimously at 8:23 p.m.

Respectfully submitted by

Margie Flatley-Carpenter
Secretary to the Planning Commission