

# Chester Township Zoning Commission Meeting Minutes

| Wednesday January 19 2022, 7:00 PM |

Meeting Called to Order by Mr. Oswick at: 7:03 pm

## Roll Call

Members present: Mr. Chess, Mr. Kats, Mr. Lauro, Mr. Nastasi, Mr. Oswick, Mr. Peto

Members absent: --

Admin present: Ms. McCarthy

## Pledge of Allegiance

Mr. Oswick led the Committee in reciting the Pledge of Allegiance.

## Public Comment and Questions - None

## Item 1. Approval of Minutes

- Move to approve the minutes of the January 5, 2022 meeting as presented.  
Moved by Mr. Nastasi; Seconded by Mr. Kats  
Motion passed by unanimous vote

## Item 2. Trustee Liason – Joe Mazzurco

- Mr. Mazzurco and the Zoning Commission (ZC) agreed that priority should remain on the goal of cleaning up and streamlining the Zoning Resolution book. Mr. Mazzurco has been working with Sheila Salem to determine the path to follow for zoning and insure it is being followed accurately. He agrees the ZC should be in a more structured communication process with the Board of Zoning Appeals (BZA). May want to consider speaking with Jim Flaiz because of his broad scope knowledge in the county. Mr. Mazzurco explained why he agrees with work ZC is doing with accessory buildings. Happy to see ZC is looking at signage and needs of township businesses.
- Mr. Nastasi would like to see ZC have more of a voice with the Board of Trustees (BOT). Mr. Mazzurco explained there is a section of the BOT agenda for a quick report out and encouraged the ZC to begin using this monthly to help reach out to the community.
- Mr. Nastasi described the need for feedback from the BOT during the process of a potential amendment instead of once it has been initiated.
  - Mr. Mazzurco suggested this would be a good use of the agenda item on the BOT agenda and encouraged the ZC to be present at as many meetings as possible with the facts.
- Mr. Oswick explained that the ZC members have little contact with the current or former Zoning Inspector (ZI) as the position does not include enough hours for the ZI to attend after hours meetings. He voiced the feelings of the entire ZC that the ZI position needs to be full time and the scope of responsibilities needs to be refined. Mr. Lauro agreed strongly there is no shortage of work. Mr. Mazzurco told the group that while attending a Bainbridge Twp. Zoning meeting, he found out their Zoning Inspectors start at noon making it possible for the ZI to attend evening meetings. We actually lost our prior ZI because of a "small" salary difference. Mr. Nastasi reiterated that the more efficient the ZI position runs, the more taxes generated for the township.

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- Mr. Chess stressed the need for greater flexibility in Chester Township. Everything is changing. Businesses face strict zoning regulations that may be too restrictive. He also asked when the Zoning Map is going to be updated. The current map is behind the times. Mr. Mazzurco agreed there is a need for change. ie-Assisted living in certain areas may be possible and desirable for the Chester Twp. Community. Mr. Nastasi reinforced the need to look at setbacks for businesses.
- Mr. Nastasi mentioned the need to eliminate the restrictive use of some lists in the Zoning Resolution and create zoning that allows businesses to come in. Mr. Lauro agreed and suggested parameters be put in place rather than listing what is allowed. The group agreed. Commercial zoning needs to be addressed first.
- Mr. Oswick talked about the need for events in Chester Twp. that bring residents together. We need to engage our younger residents. How do we inform the silent majority?
- Mr. Oswick thanked Mr. Mazzurco for attending meeting and his valuable insights.
- Mr. Mazzurco thanked the ZC members for their time tonight and all the work completed by the committee.

## **Item 3. Breakout of Accessory Buildings**

- Tabled for future meeting.

**New Business** - None

**Public Comment and Questions**

**Correspondence Received**

**Open Items**

**Meeting Called to Close at:** 9:07 pm

Approved by:

Chester Township Zoning Commission February 2, 2022

Final Review by: \_\_\_\_\_

Jon Oswick, Chair