

**LeRoy Township Zoning Commission
Public Hearing / General Meeting
October 11, 2022**

The public hearing was opened by Chairman Himmelman at 7:06 p.m. with the Pledge of Allegiance.

Members Present: Chairman, Dan Himmelman, Vice Chair, Sharon Noewer, Members Cindy Binnig, Rich Hnizdil, and secretary, Nancy Kranstuber

Absent: Alternate, Angela Kotek

Also present: Zoning Inspector, Noell Sivertsen

Audience: None

Purpose of public hearing: Review and approve comments for Section 33, reference wind towers and wind turbines.

- **Modify** the definition of small wind farm,
- **ADD** restriction of tower height, type, esthetics, and a sub-section regarding maintenance,
- **ADD** language regarding conformity with federal, state, and local regulations,
- **ADD** language to define required signs,
- **ADD** sub-section regarding permits and permitting process which will replace 33.04.A.1.n.

Correspondence: Correspondence was received from Rhea Benton, Lake County Planning Commission (LCPC), with recommendations to the proposed changes.

All changes were consolidated and put into the public record.

Dan made a motion to approve the changes that were read into the public record, accept all recommendations from the LCPC, and proceed to forward these changes to the Leroy Township trustees for review. Seconded by Sharon. There were no further comments or discussion.

Poll of vote: Dan – Yes, Sharon – Yes, Cindy – Yes, Rich – Yes. Motion passed.

This concluded the business of the public hearing.

Dan entered a motion to end the public hearing and move into the working session. Seconded by Rich, all in favor.

Public Hearing was closed.

General Meeting

Minutes: Dan made a motion to approve the September 13, 2022, meeting minutes as modified. Seconded by Cindy. All in favor.

Zoning Inspector: Noell reported on permit applications, litigation, and BZA Hearing No. 2022-5 (Diar).

Secretary: Nothing to report.

Trustees: No trustees in attendance.

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Old Business:

Section 31 - Riparian Setbacks (Natural Resources): Sharon reported that after reading into the record at the September 13, 2022, meeting, she concluded that all the information and feedback received, including that from the LCPC, had been incorporated. Each change was read aloud to vote on the proposed changes. Sharon made the motion to approve the changes as read and forward them to LCPC for review. Seconded by Cindy. There was no further discussion. All in favor. Dan will forward the updated final version to Dave Radachy, LCPC, and copy the commission members.

There was extensive discussion on approval deadline dates as they pertained to the timelines of Lake Planning Commission and the Land Use and Zoning Committee.

Sharon made a motion to approve the riparian setback changes at a public hearing to be scheduled for November 15, 2022, 7:00 p.m., at the Leroy Town Hall. Seconded by Rich.

New Business: No new business

Dan reported that this would be his last zoning commission meeting and stated it was a pleasure to serve the township. The commission thanked him for his service.

The next meeting will be a public hearing to be scheduled for November 15, 2022.

As there were no further discussions, Dan made a motion to adjourn. Seconded by Cindy. All in favor.

Respectfully submitted,

Nancy Kranstuber
Zoning Secretary