

**Leroy Township Zoning Commission**  
**March 11, 2025**  
**Working Session Meeting Minutes**

Chairman Sharon Noewer called the meeting to order at 7:00 p.m. with the Pledge of Allegiance.

**MEMBERS PRESENT:** Chairman, Sharon Noewer, Vice-Chairman, John Brown, Members: Ron Baker, Charles Cross

**ABSENT: NA**

**ALSO PRESENT:** Zoning Inspector, Noell Sivertsen

**GUESTS:** Dan Himmelman

**TRUSTEES:** No trustees present.                   **ATTORNEY:** Ron Graham present

**MINUTES:**

Sharon inquired about any discrepancies or comments on draft the January 14, 2025, meeting minutes. A motion to approve the minutes was performed by John Brown, second by Ron Baker, Sharon Noewer- Yes, Charlie Cross-Yes, all in favor: minutes were approved.

**CORRESPONDENCE:** None

**ZONING INSPECTOR** – No new business.

**OLD BUSINESS:** Comprehensive plan and trustee meeting scheduled for February 18 were discussed.

- Zoning meeting dates and times were confirmed for 2025

April 8, June 24, September 9, October 14, November 11.

**NEW BUSINESS**

**Comprehensive Plan Topics of discussion review**

- Dates for Comprehensive plan and hearing were set-for April 8<sup>th</sup>, with a zoning meeting to be held after. Sharon Noewer made a motion to set a public hearing for the Comprehensive Plan, Charlie Cross 2<sup>nd</sup>, Ron Baker-Yes John Brown-Y- motion unanimously was approved.
- Potential new Zoning board member, Frank Dragolich, was introduced to the zoning commission. Discussion regarding his candidacy was held.
- Noell highly suggested that an expiration date be required for variances.
- Chair Noewer outlined areas for Zoning review based on the proposed Comprehensive Plan including home occupations, side and rear lot clearances, road maintenance fees, accessory structure regulations, attached storage limitations, commercial district regulations, other zoning refinements and street lighting fixture regulations. -assignments to these items for review were made.
- The existing prohibition of truck stops was discussed.

- Flag lots to be reviewed width/depth; Dave Radachy of the Lake County Planning Commission to provide suggestions.

**AUDIENCE:** No comments

The next meeting scheduled will be Tuesday, April 8, after the public hearing for the comprehensive plan at 7pm.

**ADJOURNMENT**

There being no further discussion, Sharon made the motion to adjourn the meeting; John Brown 2<sup>nd</sup>, Charlie Cross-Yes, Ron Baker -Yes; all in favor.

Respectfully submitted,  
Andrea McKinstry  
Zoning Secretary