

Licking Township Zoning Commission
Paul Matthews, Chairperson; Max Ungerman, Vice Chairperson;
Edna Latham; Michael Smith; Michael Stack
Lori Green – Alternate ; Matt Mathias - Alternate
Andrea M. Lynch, Zoning Clerk ~ Dave Moraine, Zoning Inspector
www.lickingtwpplc.gov

Minutes from the Licking Township Zoning Commission Regular Meeting held on August 20, 2026

Meeting was called to order at 7:02 p.m.
The Pledge of Allegiance was recited.
The meeting was recorded.

Commission Members present at roll call: Ms. Latham; Mr. Matthews; Mr. Stack; Mr. Ungerman
Absent: Andrea Lynch; Matt Mathias (alternate); Lori Green (alternate)
Others in Attendance: Dave Moraine (*); Rich Hennosy
(*) *Present but did not sign in.*

Ms. Latham made a motion to approve the 08/06/26 minutes as presented.
Mr. Ungerman seconded the motion.
Roll Call: 4 ayes

Correspondence:

- 1) F&F Holdings LLC C/O Joe Fitch Map Change Application
- 2) ZC Recommendation letter to LTWP Trustees re: McConaha – Map Change – Ridgely Tract Rd.

The Zoning Commission Members reviewed the Map Change Application received from F&F Holdings LLC (Joe Fitch) regarding parcel(s): 041-136496-00.008, 041-136496-00.009 and 041-12372-00.000 (partial). Applicant wishes to change the zoning of the parcels from Residential to Commercial for use as business parking. A discussion took place.

Ms. Latham made a motion that the Zoning Commission not accept the map change application as presented due to additional items/corrections needed (parcel list incomplete & tax map not included).
Mr. Stack seconded the motion.
Roll Call: 4 ayes

Mr. Moraine will notify the Applicant and explain what additional items are needed for the application.

Zoning Inspector: Mr. Moraine gave updates on the following upcoming variances:

- 1) Mead Lane LLC – 4281 Cristland Hill Rd – 041-120072-00.000 lot split into 5 tracts
- 2) Raymond & Cheryl Reynolds – 828 Lakeshore Blvd – 0413-138672-00.000 construction of new commercial building

Rich Hennosy – 4383 Jacksontown Road – Addressed the ZC regarding his concerns with the elimination of Section 10.00.G (rear houses) and lot splits. Mr. Hennosy would like the language to be added back to the Zoning Resolution. A discussion took place.

Old Business:

- Mr. Matthews relayed that the LTWP Trustees Meeting scheduled for 8/17/26 was cancelled due to flooding and storm damages in the community. An emergency meeting was to be scheduled but no update. This will delay the ZC recommendation regarding McConaha's map change application.
- A discussion took place regarding Article 11 Short-term rentals.
- Mr. Ungerman provided an updated on Article 20 Billboards.
- A discussion took place regarding Annexation Buffers and Data Centers. Deferred to a later date.

New Business:

- Mr. Matthews & Ms. Latham provided an update on their meeting with the LCPC.
- Discussion took place regarding recent OTA Meeting held on 7/23/26 in which Soil & Water presented their permit requirements and shared Etna's plans for flood plain and drainage management. Topic deferred to a later date.
- Discussion took place regarding soliciting consultant to assist with annexation buffers/boundaries and data centers. Topic deferred to a later date.

Public Comment:

No additional public comment.

Mr. Ungerman moved to adjourn the meeting @ 9:12 p.m.

Mr. Stack seconded the motion.

Roll Call: 4 ayes

Minutes approved by:

Meeting Minutes recorded by Andrea M. Lynch, Zoning Clerk – 9/03/26