Dover Township
Zoning Hearing Board Minutes
May 18, 2011

Chairman Jeff Edmonds called the meeting to order at 7:00 p.m. Members present: Steve Barkdoll, Donald Bubb, Jane Ginter, and alternates Phillip Brown and Neil Hoffstot. Also present: Zoning Officer Georgia Sprenkel, Solicitor Michael Craley, Stenographer Tammy Rinehart, Recording Secretary, and 18 citizens.

I. **Minutes**

Motion by Barkdoll, second by Brown, to approve the minutes of the meeting of March 16, 2011. All members voted aye; motion carried.

II. **Reorganization**

Motion by Bubb, second by Ginter, to nominate Phillip Brown as Chairman of the Zoning Hearing Board for 2011.

Motion by Ginter, second by Bubb, to nominate Jeff Edmonds as Vice Chairman of the Zoning Hearing Board for 2011.

Motion by Barkdoll, second by Edmonds, to nominate Donald Bubb as Chairman Pro Tem of the Zoning Hearing Board for 2011.

The above three motions were unanimously approved by consensus, not a formal vote.

III. **Cases**

A. ZHB - 11-2, John Zeigler, 4780 Paradise Road; request for Special Exception for Home Occupation – firearm sales, gunsmithing – Agricultural Zone

John Zeigler was present on this application. He would like to do firearm sales and gunsmithing out of his home. Gunsmithing is repair/mounting of equipment on customers' firearms. There is no outside noise associated with this use. No inventory; orders only; only his personal guns will be on the premises. He does have a large gun safe for safekeeping of customers' guns between delivery to him and pickup by the customer. He also has a security system. Parking should be ample for the one to two customers he anticipates at a time. Business will be by appointment only. No signs will be posted at the road; perhaps a small sign will be put on the door to indicate where customers should enter the shop. No employees; he'll be the only one doing the work. The work area is within the limits of the ordinance. Mrs. Sprenkel has received verbal recommendation from the Township SEO for approval of the septic system; she'll get something in writing to that effect.

There were no questions or testimony from the audience. The Planning Commission unanimously recommended approval of this application. Hearing closed.

B. ZHB - 11-3, Michael Knokey, 1651 Virginia Avenue; request for Special Exception for Home Occupation – tattoo artist

Michael Knokey was present on this application. He would like to open this tattoo business in the evening and weekends, as he has a full-time day job. Business would be by appointment only, and he will post no signs at all. He can do usually one, maybe two

small tattoos per night. Parking is ample with space for 12 vehicles. There is no outside noise associated with this use. His property is marked with the house number beside the front door as well as on a corner post so that customers may find his business easily. Weekends: a paper containing the weekend hours that Mr. Knokey will be available to work was marked as Applicant's Exhibit 1 (but the hours of operation were not read out loud). Also entered was a picture of the parking area, marked as Applicant's Exhibit 2. Mr. Knokey has been applying tattoos as a hobby for about a year to eighteen months. The time involved to apply a tattoo can range from 20 minutes to 2 hours or more. He would schedule accordingly so as not to extend the working hours past closing time. There will be no impact to the neighborhood. The work area is within the limits of the ordinance. There is an outside entrance to the work area. Marketing will be by word of mouth and Facebook; he will not distribute any flyers, etc. For the procedures, Mr. Knokey wears gloves and uses special paper toweling for wiping blood. He uses all disposable needles; used needles are put into a proper "sharps" container which is then taken to the hospital for proper disposal. The used gauze and toweling are separated and the bag is properly marked. As far as he knows, he is permitted to discard this with his regular trash. He does not need any license to be a tattoo artist. He is recently certified in blood-borne pathogens; a copy of his certification was presented and marked as Applicant's Exhibit 3.

From the audience, Glenn Wine, 1620 Virginia Avenue, asked if there will be anyone else doing the tattoos, such as someone who got "run out of another neighborhood." No, just Mr. Knokey. Why didn't he get any neighbors' input? Mr. Knokey said he really had no idea how this whole process works; he just came directly to the Township.

Kathy Kahn, 1700 Hilton Avenue, asked if he did any research regarding the trash disposal. In the hospital, that type of waste is put into special red bags and marked. Mr. Knokey's information for the blood-pathogen certification just indicated that the bag has to be labeled properly when he disposes of it. Ms. Kahn is a bit nervous about the bloody gauze, etc., being in the neighborhood/Township trash.

The Planning Commission did not review the case, as no one was present on behalf of the applicant at that meeting. Hearing closed.

Rulings:

ZHB 11-2, John Zeigler, Special Exception, Home Occupation, firearm sales and gunsmithing

Motion by Ginter, second by Bubb, to approve this application as presented. All members voted aye; motion carried.

ZHB 11-3, Michael Knokey, Special Exception, Home Occupation, tattoo artist

Motion by Ginter, second by Barkdoll, to approve this application, subject to verification of proper legal disposal of the hazardous waste prior to the commencement of the business. All members voted aye; motion carried.

III. **Other Business**

None at this time.

Motion by Bubb, second by Edmonds, to adjourn. No one voted, and no one seemed to mind. The meeting adjourned at 7:35 p.m.

Respectfully submitted,

Julie B. Maher,
Recording Secretary