

**KINGSTON TOWNSHIP ZONING COMMISSION  
SPECIAL MEETING  
THURSDAY, OCTOBER 5, 2023**

Approved: February 7, 2024

DATE: October 5, 2023

LOCATION: Kingston Township Hall  
TIME CALLED TO ORDER: 7:00 PM by Chairman Filbert

MEMBERS PRESENT:	(CHECK ONE)		
GROVE	YES	X	NO
FILBERT	YES	X	NO
GIFFIN	YES	X	NO
STROHM	YES	X	NO
WHITE	YES		NO X
SMITH, ALTERNATE	YES	X	NO
WILLYERD	YES	X	NO
CATTRELL	YES	X	NO
STITES	YES		NO X

**NEW BUSINESS:**

Chairman Filbert advised the members that the purpose of the meeting was for an informal interaction with Skip Weiler regarding Northstar.

Mr. Weiler introduced himself and stated that he wanted to discuss changes to the plan for the remaining portion of Northstar. The items discussed by the Commission Members and Mr. Weiler included:

- 592 lots remaining of the original 651 and wants to remain density neutral
- wants to have multiple product lines with multiple lot sizes (most in the 50-60 foot lot width at the front) (Evans Farms is an example of what they would like – minimum number of 40 foot lots)
- average depth would be 110-120 feet
- questions were posed about the density per acre and the total number of acres in this plan
- Mr. Weiler stated that they would like to be approved to use a higher quality vinyl (says existing plan does not include vinyl siding)
- Mr. Weiler would like to offer homes similar to the existing patio homes in Goldwell in the \$550,00 to 750,000 (.2 of an acre = 8712 square feet lots, .16667 acre = 7260 square feet lots)
- Mr. Weiler stated that there would be no 2-5 million dollar homes. The largest lots, greater than 80 foot front lot width would yield \$1,000,000+.

**ADJOURNMENT:**

With no further business for discussion, Vice-Chairman Strohm made a motion to adjourn. The motion was seconded by Member Giffin and was approved unanimously, 5-0.

**TIME: 9:15 PM**

**NEXT SCHEDULED MEEING: November 1, 2023, 7:00 pm**

**SUMBITTED BY:**

Recorded and submitted by Bernie Cattrell, Zoning Secretary

KZC Minutes 11-09-23