

Mason Township Planning Commission
Special Meeting Minutes
Wednesday, May 7, 2025

Meeting Called to Order At 6:30PM

Pledge of Allegiance: Recited

Roll Call: Commissioners Present: John Hanson (Present), Dallas Cloud (Present), Gary Sanders (Present), Debra Cloud (Present)

Others Present: Zoning Administrator Chelsa Greathouse

Agenda Approval: Dallas Cloud made a motion to approve agenda for special meeting, seconded by Gary Sanders. All in favor motion approved

New Business: Derrick McGrew Authorized Agent for Iron Mountain Towers, LLC was present requesting a Special land use for property on Guyer Road in Mason Township to construct a telecommunication tower facility. Property is zoned A2. Section 10.2 C5 does allow communication towers under special land use approval. Mr. McGrew was seeking approval from the PC for the special land use but was told by the Zoning Administrator that if approved that he would most likely have to go to the Zoning Board of Appeals for a height variance since Mr. McGrew explained that the height of the tower would be 440' tall and Mason Townships Ordinance only allowed the towers per Sec. 16.08 B17 200' tall. Mr. McGrew explained that the 2 wireless providers that would be using the tower needed the tower taller for the signals to go over the earth and above ground obstructions along the path of the signals. After listening to Mr. McGrew a Motion was made by Gary Sanders to approve the special land use with the understanding that Mr. McGrew would have to seek a height variance and PC Chair John Hanson added that Mr. McGrew would have to show evidence that the land that Iron Mountain Towers LLC leased for communication tower must consist of 3 acres. John noted that Mr. McGrew did say that the tower was going to be on 30 plus acres but that they were only leasing a small section of that 30 plus acres. The motion was seconded by Dallas Cloud. PC Chair John Hanson asked for a roll call vote YES (3) Gary Sanders, Dallas Cloud, Debra Cloud and NO (1) John Hanson. Mr. McGrew asked Zoning Administrator Greenhouse about the next step involving the height variance and she said that she would check and update.

Next Meeting: Tuesday, July 15, 2025 6:30 PM

Adjournment: 6:50 PM

Respectfully Submitted,
Debra Cloud Planning Commission Secretary