Bethel Township, Miami County, Ohio Board of Zoning Appeals
Thursday, November 5, 2026 – 6:30 P.M. Agenda
Covenant Life Church, 6805 US 40 , Tipp City, Ohio

1. ***Call to Order:*** Time: _____ Presiding: _____

   Roll call: Ms. Hughes: _____ Mr. Leskowich: _____ Ms. O'Quinn: _____
   Mr. Staudter: _____ Mr. Swinderman: _____ Mr. Baker: _____
   Mr. Mannheim: _____

2. ***New Business***

   Review of BZA procedures (opening statement)

   Case: CU-15-26: The applicant, Keating, Muething & Klekamp PLL c/o Thomas M. Tepe, Jr. Esq., is requesting a conditional use for a motor freight depot or trucking transfer terminal at 4365 Gibson Dr. (4470 Lisa Dr.), Tipp City, OH, Parcel ID #s A01-085364 & A01-085365.

   Motion to take from the table Case#CU-15-26 by _____ Seconded by_____

   Vote: Ms. Hughes: _____ Mr. Leskowich: _____ Ms. O'Quinn: _____
   Mr. Staudter: _____ Mr. Swinderman: _____ Mr. Baker: _____
   Mr. Mannheim: _____

   Motion to approve Case# CU-15-26 by _____ Seconded by_____

   Vote: Ms. Hughes: _____ Mr. Leskowich: _____ Ms. O'Quinn: _____
   Mr. Staudter: _____ Mr. Swinderman: _____ Mr. Baker: _____
   Mr. Mannheim: _____

   Case: CU-16-26: The applicant, Keating, Muething & Klekamp PLL c/o Thomas M. Tepe, Jr. Esq., is requesting a conditional use for a motor freight depot or trucking transfer terminal at 9195 SR 201, Tipp City, OH, Parcel ID #A01-014300.

   Motion to take from the table Case#CU-16-26 by _____ Seconded by _____

   Vote: Ms. Hughes: _____ Mr. Leskowich: _____ Ms. O'Quinn: _____
   Mr. Staudter: _____ Mr. Swinderman: _____ Mr. Baker: _____
   Mr. Mannheim: _____

   Motion to approve Case# CU-16-26 by _____ Seconded by _____

   Vote: Ms. Hughes: _____ Mr. Leskowich: _____ Ms. O'Quinn: _____
   Mr. Staudter: _____ Mr. Swinderman: _____ Mr. Baker: _____
   Mr. Mannheim: _____

Case: CU-17-26: The applicant, Keating, Muething & Klekamp PLL c/o Thomas M. Tepe, Jr. Esq., is requesting a conditional use for a motor freight depot or trucking transfer terminal at 4433 & 4465 Lisa Dr., Tipp City, OH, Parcel ID #s A01-087252 & A01-087253.

Motion to take from the table Case#CU-17-26 by _____ Seconded by_____

Vote: Ms. Hughes: _____ Mr. Leskowich: _____ Ms. O'Quinn: _____
Mr. Staudter: _____ Mr. Swinderman: _____ Mr. Baker: _____
Mr. Mannheim: _____

Motion to approve Case# CU-17-26 by _____ Seconded by _____

Vote: Ms. Hughes: _____ Mr. Leskowich: _____ Ms. O'Quinn: _____
Mr. Staudter: _____ Mr. Swinderman: _____ Mr. Baker: _____
Mr. Mannheim: _____

3. ***Old Business***

October 29, 2026 meeting minutes

Motion to approve by _____ Seconded by _____

Vote: Ms. Hughes: _____ Mr. Leskowich: _____ Ms. O'Quinn: _____
Mr. Staudter: abs Mr. Swinderman: _____ Mr. Baker: _____
Mr. Mannheim: abs

4. ***Other***

Communications and Reports

- Bethel Township currently has one opening for an alternate on the Zoning Commission
- The next meeting will be November 12, 630PM at the Covenant Life Church, 6805 US 40, Tipp City, OH 45371

5. ***Adjournment***

Motion to adjourn by _____ Seconded by _____

Vote: Ms. Hughes: _____ Mr. Leskowich: _____ Ms. O'Quinn: _____
Mr. Staudter: _____ Mr. Swinderman: _____ Mr. Baker: _____
Mr. Mannheim: _____

Time: _____