

MINUTES

Bethel Township Board of Zoning Appeals

October 20, 2022 – 6:30 p.m.

Regular Meeting

Township Meeting Room, 8735 S. Second Street – Brandt, Tipp City, Ohio

BZA Member(s) Present: Board members: Jeff Butt, Pete Mannheim, Zach Stoudter, Darren Anderson

Member(s) not present: Debbie Fisher, Steve Owens

Staff Present: Mike Arnold – Director, Planning and Zoning

Mr. Butt brought the meeting to order at 6:30p.m.

BZA and staff introduced themselves.

New Business

Mr. Arnold presented the staff report and asked if there were any questions for him.

Case: V-08-22: A variance request from Christine Miller 8130 S Palmer Rd, New Carlisle, Oh 45344 to reduce Miami County Parcel #A01-05400 from 3 acres to 1.5 acres while keeping the R-1AAA Zoning.

Jeremy Miller represented Christine Miller

Mr. Miller came to podium explained the family requested variance to join the remaining 1.5 acres to his adjoining property, keeping Christine Millers remaining 1.5 acres in the family. States he has had the land surveyed to build his home on the adjoining property, keeping the 2 accessory structures from Christine Millers on his parcel.

Mr. Anderson asked how many acres on his land

Mr. Miller stated 10 acres currently, hoping to be 11.5 acres after joining Christine Millers property.

Mr. Butt asked if there were any questions/concerns from the audience

Mrs. Donahue asked for clarification on joining properties

Mr. Arnold explained

MOTION

Mr. Anderson made a motion to vote for approval on Case: V-08-22

Mr. Stoudter seconded

VOTE

Mr. Anderson	NO
Mr. Stoudter	YES
Mr. Mannheim	YES
Mr. Butt	YES

Case: V-08-22 APPROVED 3-1

Mr. Arnold presented the next case

Case: V-09-22: A variance request from Richard Trost 5175 S. Dayton Brandt Rd, New Carlisle, Oh 45344 for maximum square feet for a accessory structure. Requesting barn 400 sf larger than the 2000sf maximum for 1.5 – 3.0 acres. Miami County Parcel #A01-087100.

Mr. Trost came to podium

Mr. Anderson asked if there were currently any other accessory structures on the property

Mr. Trost No

Mr. Anderson asked well location

Mr. Trost showed on photo the location was in the front yard

Mr. Anderson asked if they've had any drainage issues in the past

Mr. Trost No

Mr. Butt asked if he intended on having a concrete floor

Mr. Trost stated that was the plan but hadn't made it that far, waiting on approval

Mr. Butt asked if there were any questions from the audience

None

MOTION

Mr. Anderson motioned to approve Case: V-09-22

Mr. Mannheim seconded

VOTE

Mr. Anderson	YES
Mr. Stoudter	YES
Mr. Mannheim	YES
Mr. Butt	YES

Case: V-09-22 APPROVED 4-0

OLD BUSINESS

Minutes from June and July TABLED

ADJOURNMENT

Meeting adjourned at 6:55PM