

Minutes**Bethel Township Zoning Commission****September 25, 2014 – 7:30 pm.****Regular Meeting****Township Meeting Room, 8735 S. Second Street – Brandt, Tipp City, Ohio****Zoning Commission Member(s) Present: Underwood, Furderer, Schweiterman, Turner, Caskey****Member(s) not Present: Whitaker****Staff Present: Green – Township Planning and Zoning**

Mr. Underwood called the meeting to order at 7:30 pm.

New Business

Case ZA-02-14: A request from Dan Haberling, 4878 Scarff Rd to rezone both 7790 and 7730 Ross Rd from A-2 General Agriculture to A-1 Domestic Agriculture for a lot split on ground used for agricultural and residential purposes. The Miami County parcel ID # for 7790 Ross is A01053300 and for 7730 Ross is A01054500.

Mr. Green presented the staff report.

Mr. Green asked if there were any questions for him

ZC had no questions

No Public for the proposed zoning change and lot split

Public Against the proposed zoning change and lot split.

Bob Fessler 7530 Ross Rd.

Mr. Fessler: I am against the zoning change and lot split proposed.

Mr. Fessler: The road is in bad shape and any more development would be a bad thing.

Mr. Fessler: I have lived on this street for 35 years and it only seems to get more dangerous.

Kama Dick 7575 US 40

Mrs. Dick: My property abuts the property of the proposed zoning change and lot split and I am against the requested action.

Mrs. Dick: is the 3:1 rule still in effect for lot frontage

Mr. Green: No the only requirement would be they need at least 175 ft. of road frontage

Mrs. Dick: I know how this goes, development is going to follow this lot split.

The ZC and Mrs. Dick discuss the regulations and the current case.

Glenn Smith 7590 Ross Rd

Mr. Smith: I am against the requested action

Mr. Smith: This place use to be peaceful, but now noise and light pollution keep coming from the south.

End of Public Comments

Zoning Commission discusses the case and public who spoke.

Motion:

Mr. Schweiterman makes a motion to approve

Mrs. Turner seconds the motion

VOTE:

Mr. Schweiterman Yes

Mr. Caskey Yes

Mrs. Turner Yes

Mr. Underwood Yes

Mrs. Furderer Yes

Case ZA-02-14 approved 5-0.

Case ZA-03-14: A request from Bethel Township Trustees to amend Article 36 (Billboards) of the Bethel Township Zoning Resolution.

Mr. Green read the staff report

Mr. Green read the Miami County Planning Commission recommendation

Mr. Green asked if there were any questions for him

No questions were given

Public present but did not wish to speak for or against the proposed changes to the zoning code.

Motion:

Mrs. Turner makes a motion approve

Mr. Caskey seconds the motion

VOTE:

Mr. Schweiterman	Yes
Mr. Caskey	Yes
Mrs. Turner	Yes
Mr. Underwood	Yes
Mrs. Furderer	Yes

Case ZA-03-14 approved 5-0.

Adjournment:

Motion made by Mr. Schweiterman to adjourn.

Seconded by Mrs. Furderer

Meeting Adjourned