

Minutes

CEDA Regional Planning Commission

Regular Meeting ~ 4:00 pm.
Thursday, June 2, 2016

Springview Government Center
3130 East Main Street
Springfield, Ohio 45505

Mr. Michael Hanlon, Chairperson of the CEDA Regional Planning Commission of Clark County Ohio, called the meeting to order at 4:00 pm. and asked for the Roll Call.

Present For Roll Call: Mr. Michael Hanlon, Ms. Theresa Hartley, Ms. Kathryn Lewis-Campbell, Mrs. Kim Marshall, Mrs. Charlene Roberge and Mr. Mike Spradlin.

Absent For Roll Call: Mr. Dan Kelly.

Chairperson Hanlon noted the Board cannot act on the January 7, 2016 minutes due to a lack of eligible members present from that meeting.

Chairperson Hanlon asked if there are any comments regarding the minutes for February 10, 2016 or May 5, 2016. Hearing none, he asked for motions to approve those minutes..

Approval of February 10,2016 Minutes

Motion by Mrs. Roberge, seconded by Mrs. Marshall, to **Approve** the minutes as presented.

VOTE: Yes: Mrs. Roberge, Mrs. Marshall, Mr. Hanlon, Ms. Hartley.

No: None.

Abstain: Ms. Lewis-Campbell and Mr. Spradlin.

Motion carried.

Approval of May 5 ,2016 Minutes

Motion by Mrs. Marshall, seconded by Ms. Hartley, to **Approve** the minutes as presented.

VOTE: Yes: Mrs. Marshall, Ms. Hartley, Mr. Hanlon and Ms. Lewis-Campbell.

No: None.

Abstain: Mrs. Roberge and Mr. Spradlin.

Motion carried.

Chairperson Hanlon explained how the meeting will be held.

Minutes

CEDA Regional Planning Commission

Case #S-2016-04~ Rezoning ~ Property Owner/Applicant: Tschida Investments LLC, Tim Tschida ~ Location 19 Adlyn Road ~ B-3 (General Business) to R-1 (Single-Family Residence District) ~ Springfield Township

Chairperson Hanlon asked Mr. Neimayer for the Staff Report.

Mr. Allan Neimayer, Senior Planner, stated the Property Owner and Applicant is Tschida Investments LLC, (Tim Tschida). The property is located at 19 Adlyn Road in Springfield Township. Mr. Neimayer stated this is a request to rezone 0.46 acres from B-3 to R-1 to get the existing residence into the proper zoning district. Mr. Neimayer explained that when Springfield Township Zoning was adopted in May 1974, the subject property was zoned B-3. Mr. Neimayer said that in 2014, 81 Adlyn Road had the same situation with a sale pending and a zoning issue. That property was rezoned and approved by the Springfield Township Trustees in October 2014.

Mr. Neimayer stated the Crossroads Land Use Plan put the land north along Rt. 40 into a commercial type future land use and should have been looked at more carefully in regards to this subdivision.

Staff recommends the Applicant's request to rezone the subject property from B-3 to R-1 be approved as presented. Mr. Neimayer stated that he would answer questions the Board may have at this time.

Hearing no questions or comments from the Board, Chairperson Hanlon asked for a motion.

Case #S-2016-04~ Rezoning ~ Property Owner/Applicant: Tschida Investments LLC, Tim Tschida ~ Location 19 Adlyn Road ~ B-3 (General Business District) to R-1 (Single-Family Residence District) ~ Springfield Township

Motion by Mrs. Roberge, seconded by Ms. Lewis-Campbell to recommend **Approval** as presented.

VOTE: Yes: Mrs. Roberge, Ms. Lewis-Campbell, Ms. Hartley, Mrs. Marshall, and Mr. Spradlin.

No: None.

Motion carried.

Staff Comments

Mr. Neimayer stated the next scheduled meeting is Thursday, July 7, 2016.

Adjournment

Motion by Mrs. Roberge, seconded by Ms. Hartley, to adjourn.

VOTE: Motion carried unanimously.

The meeting was adjourned at 4:09pm.

Mr. Michael Hanlon, Chairperson

Mr. Thomas A. Hale, Secretary