

Minutes

CEDA Regional Planning Commission

Regular Meeting ~ 4:00 pm.
Thursday, January 4, 2018

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, Mr. Dan Kelly, Mrs. Charlene Roberge, Ms. Theresa Hartley and Ms. Kathryn Lewis-Campbell.

Approval of September 8, 2016 Minutes

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

VOTE: Yes: Mrs. Roberge, Mr. Kelly and Ms. Lewis-Campbell.

No: None.

Motion carried.

Approval of October 6, 2016 Minutes

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

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

No: None.

Motion carried.

Approval of March 2, 2017 Minutes

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

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

No: None.

Motion carried.

Approval of December 7, 2017 Minutes

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

VOTE: Yes: Mrs. Roberge, Ms. Hartley, Mr. Hanlon and Mr. Kelly.

No: None.

Motion carried.

Case #SA-2018-01 ~ Springfield Township Zoning Text Amendment ~ To establish the "CP" Champions Park Zoning District

Chairperson Hanlon asked Mr. Neimayer for the Staff Report.

Mr. Allan Neimayer, Senior Planner, stated the Applicant, the Board of County Commissioners, Clark County, is requesting a text amendment to the Springfield Township Zoning Regulations that would apply only to the county fairgrounds property, which is located at 4401 South Charleston Pike. The majority of the property is zoned A (Agricultural District) with a small portion zoned I-2 (General Industrial District). The property has been zoned A and I-2 since zoning was originally adopted in Springfield Township in the early 1970's. As various activities occur at the fairgrounds property throughout the year, the Applicant proposes creating the "CP" Champions Park District to provide a better guideline of permitted uses and standards governing those uses.

Mr. Neimayer stated there are several activities held at the fairgrounds property that technically do not comply with the current "A" District. Rather than amending the "A" District to address this problem, which said amendment would apply to all "A" zoned areas, Staff supports creating a new zoning district that would apply only to the subject property. Therefore, Staff recommends the Applicant's request to create the "CP" Champions Park District be approved as presented.

Mr. Neimayer asked if there were any questions for Staff.

Mrs. Roberge asked if there have been any complaints about the request. Mr. Neimayer responded no and noted that a public hearing is scheduled before the Springfield Township Zoning Commission.

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

#SA-2018-01 ~ Springfield Township Zoning Text Amendment ~ To establish the "CP" Champions Park Zoning District

Motion by Mrs. Roberge, seconded by Ms. Lewis-Campbell, to **Approve** the Applicant's request to establish the "CP" Champions Park Zoning District as presented.

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

No: None.

Motion carried.

Case #Z-2018-02 ~ Rezoning ~ Board of Commissioners, Clark County ~ Location: 4401 South Charleston Pike; rezone from A-1 and I-2 to CP

Chairperson Hanlon asked Mr. Neimayer for the Staff Report.

Mr. Neimayer, Senior Planner indicated the subject property is the county fairgrounds located at 4401 South Charleston Pike consisting of Parcel Numbers 300-07-00009-000-1055 and 300-07-00009-000-1057. The majority of the property is zoned A (Agricultural District) with a small portion zoned I-2 (General Industrial District). The property has been zoned A and I-2 since zoning was originally adopted in Springfield Township in the early 1970's. The Applicant requests to rezone the subject property from A and I-2 to CP (Champions Park District).

Mr. Neimayer stated this rezoning request would bring the activities held at the fairgrounds into zoning compliance. Staff recommends the Applicant's request to rezone the subject property from A and I-2 to CP be approved as presented.

Mr. Neimayer asked if there were any questions for Staff.

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

#Z-2018-02 ~ Rezoning ~ Rezoning ~ Board of Commissioners, Clark County ~ Location: county fairgrounds property, 4401 South Charleston Pike; rezone from A-1 and I-2 to CP

Motion by Mrs. Roberge, seconded by Ms. Hartley, to **Approve** the Applicant's request to rezone the subject property from A-1 and I-2 to CP as presented.

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

No: None.

Motion carried.

Staff Comments

Mr. Neimayer noted the next scheduled meetings: February 8, 2018 and March 8, 2018.

Mr. Neimayer also informed the Board of the upcoming Connect Clark County Open House on January 9, 2018 plus the various roadshow locations through January.

Adjournment

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

NOTE: Motion carried unanimously.

The meeting was adjourned at 4:10 pm.

Mr. Michael Hanlon, Chairperson

Mr. Thomas A. Hale, Secretary