



PLANNING COMMISSION MEETING

Thursday, January 19, 2023, 7:30 PM

CITY HALL

301 SYCAMORE STREET, BROOKVILLE, OHIO 45309

www.brookvilleohio.com

Join Online:

<https://brookvilleoh.webex.com/brookvilleoh/j.php?MTID=m267826e67fa9628afbe28914fc94e612>

Meeting number: 2633 029 3681 Password: 2rRbNJRPd53

Join by phone: +1-415-655-0001 Access code: 263 302 93681

Agenda

I. Opening

- a. Call to Order
- b. Pledge of Allegiance
- c. Roll Call

II. Adoption of Agenda

III. Approval of Minutes

- a. Approval of December 15, 2022 Regular Meeting Minutes

IV. Reports

- a. Law Director

V. Old Business

VI. New Business

- a. Recommendation regarding zoning classification for annexed property - 59.401 acres on Upper Lewisburg Salem and Brookville Phillipsburg Road

VII. Adjournment

Chairperson Ryan Henderson • Mayor Chuck Letner

Members: • Ken Claggett • Don Cordes • Ronda Dittrick • Damian Kristof • Curt Schreier

Brookville Planning Commission
Regular Meeting
December 15, 2022

The Regular Meeting of the Brookville Planning Commission was called to order by Chairperson Henderson at 7:30 p.m. on December 15, 2022. The meeting was held in the City Council Chambers and virtually using Webex. The Pledge of Allegiance was recited. Mayor Letner; Members Claggett, Kristof and Schreier; Law Director Stephan and Manager Keaton were present. Member Cordes joined later. Member Dittrick and Clerk Duncan were absent.

Roll call by Clerk Duncan.

Motion by Claggett, second by Kristof to adopt the Agenda as presented. All yeas, motion carried.

Member Kristof indicated his last name is spelled incorrectly in the November 17, 2022 Meeting Minutes.

Motion by Schreier, second by Kristof to approve the minutes of the November 17, 2022 Planning Commission Meeting with a correction. Kristof yea, Claggett yea, Letner yea, Schreier yea, Henderson yea. All yeas, motion carried.

Chairperson Henderson announced the first order of business is the Final Recommendation of proposed Ordinance No. 2022-05, amending Chapter 1137 of the General Business District to permit Mixed Uses. A Public Hearing was held on December 6, 2022 at 8:00 p.m.

Law Director Stephan stated this proposed Ordinance would amend our General Business District code to permit Mixed Uses. There were some questions during the Public Hearing about which areas of the community this could apply to and whether there would be any government funding involved. Law Director Stephan stated he advised that this zoning decision has nothing to do with government funding and that the City does not intend to use government funding for these projects. There were also some questions about the density and Law Director Stephan stated he went over the potential density of single-family, two-family and multi-family uses.

Chairperson Henderson asked whether Planning Commission had any questions or comments before making a final recommendation?

Motion by Kristof, second by Claggett to recommend to City Council the approval of proposed Ordinance No. 2022-05, entitled "AN ORDINANCE AMENDING CHAPTER 1137 GENERAL BUSINESS DISTRICT OF THE CODE OF ORDINANCES FOR THE CITY OF BROOKVILLE, OHIO TO AUTHORIZE MIXED RESIDENTIAL AND BUSINESS USES IN THE GENERAL BUSINESS DISTRICT." All yeas, motion carried.

Law Director Stephan reported that requests for zoning permits have slowed down considerably, which is typical for this time of year.

Member Schreier inquired how many building permits have been issued in the new phase of Hunters Run?

Law Director Stephan replied there are seven or eight new building permits issued to date in this new phase of the development.

Member Cordes joined the meeting online via Webex.

There was no New Business.

Motion by Claggett, second by Kristof to adjourn. All yeas, motion carried.

Sonja Keaton, City Manager

Ryan Henderson, Chairperson