



Butler County Planning Commission

Butler County Administration, 6th Fl Conference Room
130 High Street, Hamilton, Ohio

Meeting Minutes

MEETING: Friday, June 11, 2021, 10:00 a.m.

ROLL CALL:

Present: Bruce Jones, *Chair*
Bernard “Buck” Rumpke, *Vice-Chair*
Kevin Cooney
Lonnie Lewis
Beth Surber
Amy Updike

Absent: Dave Baker

Staff Present: Peter Z. Acuff, Dept. of Development
Marcia Rosado, Administrative Secretary

Mr. Jones called meeting to order with roll call at 10:00 a.m.

ZONE CHANGES

FTZ 21-04, Trustees’ Text Amendments Fairfield Township

Mr. Acuff stated that this was text amendments to limit parking of commercial vehicles and recreational vehicles in residential areas.

Mr. Acuff reviewed staff comments with the board and recommends approval subject to those comments.

Mr. Chuck Goins, Fairfield Township
4120 Duffy Ct
Fairfield Township, Ohio

Mr. Goins stated that the text amendments were to limit the parking of commercial type vehicles on the right of way and that they used the GVW ratings to determine

the definition of commercial vehicles. He further stated the other text amendment was to clarify where a recreational vehicle can park.

Questions:

Ms. Surber asked if this is to address vehicles that are driven home and parked overnight. Mr. Goins stated that yes it was to limit what can park on right of ways based on GVWR.

Mr. Jones asked if a commercial truck for HVAC business would be permitted. Mr. Goins stated it would depend on the size. Any vehicle over 14,001 GVWR would not be permitted to park.

Mr. Jones made a motion to recommend approval of **FTZ 21-04, Trustee's Text Amendments**, subject to staff comments. Mr. Lewis seconded. Motion carried 4-2.

Comments:

Ms. Surber stated that she thinks it is too restrictive, that it should maybe be based on the length of time it can be parked.

Mr. Jones stated that they had an issue in West Chester Township regarding vehicles at residences and he feels the matter is best dealt with at the township level.

AYES: Jones, Lewis, Rumpke, Jones

NAYES: Surber, Updike

ABSTAIN: None

RESOLUTION#: 21.39

PRELIMINARY PLAT

Schul Estates, Section 10
Section 18, Town 2 Range 2
Fairfield Township

Mr. Acuff stated that this will be 9 lots on 6.153 acres between Hamilton Mason Road and Vinnedge Road, and would be an extension of Nickie Court.

Mr. Acuff reviewed staff comments with the board and recommends approval subject to those comments.

Mr. Lewis made a motion to recommend approval of **Schul Estates, Section 10**, subject to staff comments. Mr. Cooney seconded. Motion carried 6-0.

AYES: Lewis, Cooney, Rumpke, Surber, Updike, Jones

NAYES: None

ABSTAIN: None

RESOLUTION#: 21.40

Schul Estates, Section 10, Sidewalk Waiver
Section 18, Town 2 Range 2
Fairfield Township

Mr. Acuff stated that the applicant is requesting a sidewalk waiver as there are no other sidewalks in the surrounding subdivision. Staff recommends approval.

Mr. Rumpke made a motion to approve the sidewalk waiver for **Schul Estates, Section 10**, seconded by Mr. Lewis. Motion carried 6-0.

AYES: Rumpke, Lewis, Cooney, Surber, Updike, Jones

NAYES: None

ABSTAIN: None

RESOLUTION#: **21.41**

Village of Princeton, Replat of Lots 8, 9, 36, and 2.581 Acres
Section 2, Town 2 Range 3
Liberty Township

Mr. Acuff stated that this application is to combine 2 lots and adjoining acreage at the corner of Princeton Road and Princeton-Glendale Road (SR 747) that surrounds the existing water tower. He further stated that the applicant would like to consolidate into one parcel.

Mr. Acuff reviewed staff comments with the board and recommends approval subject to those comments.

Questions:

Ms. Surber asked how it would affect the access to the water tower. Mr. Acuff stated that there is a current easement to the tower and that nothing on this changes that easement, should get a preliminary plat within a few months.

Mr. Cooney made a motion to approve **Village of Princeton, Replat of Lots 8, 9, 36, and 2.581 Acres**, seconded by Ms. Surber. Motion carried 6-0.

AYES: Cooney, Surber, Rumpke, Lewis, Updike, Jones

NAYES: None

ABSTAIN: None

RESOLUTION#: **21.42**

Other Business:

Mr. Jones stated that Mr. Fehr and Mr. Acuff currently serve as representatives to the OKI Regional Council of Governments and this is to extend that appointment for the fiscal year July 1, 2021 to June 30, 2022.

Mr. Lewis made a motion to appoint Mr. Fehr and Mr. Acuff to the OKI Regional Council of Governments for fiscal year 2021-22. Seconded by Mr. Rumpke. Motion carried 6-0.

AYES: Lewis, Rumpke, Surber, Cooney, Updike, Jones

NAYES: None

ABSTAIN: None

RESOLUTION#: 21.43

Mr. Jones asked if there was any word on filling the board vacancy. Mr. Acuff stated that he submitted two applicants to the Commissioners earlier this week and that we could conceivably have a new board member by next meeting.

ADJOURNMENT

Mr. Jones made a motion to adjourn, seconded by Mr. Lewis. Motion carries 6-0. Meeting adjourned 10:22 AM.

AYES: Jones, Lewis, Cooney, Updike, Surber, Rumpke

NAYES: None

ABSTAIN: None

These minutes represent a summary of these proceedings and do not purport to be the entire record. A complete transcription of these proceedings was taken from a WebEx video under supervision of the Secretary and may be obtained upon written request. Any charges associated with preparing such transcript shall be borne by the person requesting.

Hamilton, Ohio
June 11, 2021

Chair

Secretary