

## Minutes of Zoning Commission

February 27, 2024

The regular meeting of the Bainbridge Township Zoning Commission was called to order by Ms. Marlene Walkush, Chair at 6:08 P.M. Members present were: Ms. Lorrie Sass Benza; Mr. John Lateulere; Ms. Stephanie Puzzo and Ms. Jill Adams, Alternate. Ms. Kristina Alaei and Ms. Laura Weber, Alternate were absent. Also present was Mr. Dave Dietrich, Planning and Zoning Coordinator.

### PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was recited.

### PUBLIC COMMENTS

None.

### MINUTES

Mr. Lateulere moved to adopt the minutes of the January 30, 2024 meeting as written.

Ms. Puzzo seconded the motion.

Vote: Ms. Adams, aye; Ms. Sass Benza, aye; Mr. Lateulere, aye; Ms. Puzzo, aye; Ms. Walkush, aye.

### NEW BUSINESS

#### Informal Review of Proposed Zoning Amendments

The Zoning Commission reviewed Chapter 140 - Active Public Park District and Chapter 142 - Passive Public Park District and was in agreement to insert proposed setbacks for the following: Front Yard Setback – 150' (Passive and Active parks); Side Yard Setback – 75' (Passive parks); Side Yard Setback – 125' (Active parks); Rear Yard Setback – 125' (Passive and Active parks).

Also reviewed was Chapter 159 – Environmental Standards; Chapter 160 – Establishment of Riparian Setbacks; Chapter 165 – Nonconformities and Chapter 186 – Wireless Telecommunications Towers and Facilities. The Zoning Commission was in agreement that further conversation needs to occur with the Geauga Soil & Water Conservation District regarding Chapter 160 and to hold off the informal discussions with the Prosecutor's Office on this chapter.

Ms. Alaei and Ms. Walkush will be meeting with Geauga County Assistant Prosecuting Attorney Linda Applebaum for a review of the above-mentioned chapters except for Chapter 160.

Mr. Dietrich and Mr. Lateulere will schedule a meeting with Ms. Carmella Shale and Ms. Colleen Sharp of the Geauga Soil & Water Conservation District.

Ohio Senate Select Committee on Housing

Ms. Sass Benza reported that there is a recommendation to the Ohio Senate Select Committee on Housing to rescind all zoning authority for statutory townships which would affect Bainbridge Township and to abolish the referendum practice as well, however, Limited Home Rule Townships would still have zoning authority. This topic will be discussed at the next meeting of the Geauga County Township Association.

CORRESPONDENCE

1. Bainbridge Township Board of Zoning Appeals Meeting Minutes, dated January 18, 2024.
2. Bainbridge Township Board of Trustees Meeting Minutes, dated January 22, 2024.

Since there was no further business to come before this meeting of the Bainbridge Township Zoning Commission, Mr. Lateulere made a motion to adjourn.

Ms. Puzzo seconded the motion that passed unanimously. The meeting was adjourned at 7:11 P.M.

Respectfully submitted,

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Linda L. Zimmerman  
Zoning Commission Secretary

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Marlene Walkush, Chair

Date Approved: March 26, 2024