

December 9, 2024

The regular monthly meeting of the Richfield Township Zoning Commission was called to order at 7:00 pm by Chairman, Doug Ronau. Those in attendance were Myra Condon, Tom Maxon, Don Reideler, Doug Ronau, Dave Turk and Zoning Inspector, Dan Walters. Also in attendance were Trustees Bettinger, Bick and Lumbrezer, Township Clerk Linda Decker and Township Administrator, Keith Clonch.

Tim Johnson, of the Mannek Smith Group, representing Robin LaValley, attended the meeting with a new site plan of the LaValley property at 10150 Sylvania-Metamora Road. Both parcels in question are located on the east side of the private drive and have frontage on Sylvania-Metamora. There is an interested buyer for Parcel 57-00220 and Parcel 57-00219 will be made available in the future. Each parcel meets the requirements of the Richfield Township Zoning Regulations. After review and discussion, Mr. Reideler moved to accept the lot split. Mr. Maxon seconded his motion. Roll call: Mrs. Condon, yes; Mr. Maxon, yes; Mr. Reideler, yes; Mr. Ronau, yes; Mr. Turk, yes.

Chad Miller, 13543 Brent Road, Berkey, Ohio, attended the meeting to discuss building a 40'x 64' pole barn on his property. He presented a site plan showing the barn 4 feet from the property line. Richfield Township requires a minimum of 10 feet from a property line. The site plan was reviewed and otherwise found to be in order. Mr. Walters asked Mr. Miller to prepare a new site plan showing the barn at least 10 feet from the property line and meet again in the following days. If the plan meets requirements, a permit will be issued.

The minutes of the November 2024 meeting were read and Mr. Reideler made a motion to accept the minutes. His motion was seconded by Mr. Turk. Roll call: Mrs. Condon, yes; Mr. Maxon, yes; Mr. Reideler, yes; Mr. Ronau, yes; Mr. Turk, yes

At this time, Mrs. Condon, who will officially retire as a member of the Zoning Commission on December 31, was presented with

Old Business: None discussed

Zoning Issues:

Mr. Walters reported that an unsecured sign posted at Christ the Word Church was too close to Central Avenue. He asked a Church employee to move the sign to safe distance

New Business:

Mr. Walters introduced Keith Clonch, who has been appointed Township Administrator by the Trustees. His duties will be numerous including acting on behalf of the Trustees in their absence. Mr. Clonch plans to have Town Hall Meetings to inform residents of future plans for development within the Township. He also plans to update the Township Website. Several subjects were discussed including Revision of the Zoning Manual adding and amending current regulations and Revising the Land Use Plan. It is anticipated that the Township will see some Commercial development as along Central Avenue as well as residential development. There is also a great need for volunteers to the Fire Department.

At 8:10pm, there was no further business. Mr. Ronau moved to adjourn the meeting. His motion was seconded by Mr. Reideler. Roll call: Mrs. Condon, yes; Mr. Maxon, yes: Mr. Reideler, yes; Mr. Ronau, yes; Mr. Turk, yes.

Respectfully submitted,

Myra Condon, Secretary

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