

**BOARD OF TRUSTEES**

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Zoning Commission  
Meeting Minutes  
November 1, 2016  
6:30 p.m.

The Zoning Commission of Pierce Township, Clermont County, Ohio met in Regular Meeting at 6:30 p.m., on Tuesday, November 1, 2016, at the Pierce Township Administration Building, 950 Locust Corner Road.

**CALL TO ORDER/ROLL CALL/PLEDGE OF ALLEGIANCE**

Chair Karen Rebori called the meeting to order. Board members answering roll call: Mr. Jeff Stitt, Ms. Karen Rebori, Mr. Paul Houston, Mr. Stan Shadwell, Mr. Dick Schuler and Mrs. Donna Cann, Alternate. Township personnel who were also present: Mr. Tom Keating, Township Legal Counsel and Ms. Laura Bassett, Administrative Assistant.

The meeting began with the Pledge of Allegiance.

**APPROVAL OF MINUTES**

**Approval of Minutes – October 4, 2016**

Mr. Schuler made a motion, seconded by Mr. Stitt to approve the minutes of the October 4, 2016, Regular Meeting of the Zoning Commission as submitted. Roll call on motion: All aye

**ZONING BUSINESS**

Ms. Rebori opened the regular zoning commission meeting, receipt of the preliminary plans from Fischer Homes on zoning case Z2016-002 and update on zoning case Z2016-003 Ferguson property. The preliminary plans will be forwarded to the Engineering firm to receive a review memo on zoning case Z2016-002 Bradbury Property.

Members of the Commission asked questions to Fischer Homes about the preliminary plans, number of homes, entry way, covenants, slopes, grading plans, retaining wall, curb & gutter, drainage, lighting, and easement. Ms. Rebori introduced our new member to the Zoning Commission Board, Donna Cann as alternate. The Zoning Commission will be appointing one other alternate to the board at the next trustees meeting.

Residents asked questions about the preliminary plans being added to the website, number and size of homes, single and two story homes, greenspace, access to community center, walking trails, Stormwater, drainage, sewers, entry way, lot reduction, road issues, sight distance study, number of accidents on Bradbury Road, and crucial elements. Residents also expressed their concerns about the traffic and sight study which they feel the township needs to have a private company complete another study.

Mr. Keating stated the meeting was not a public hearing, talked about the density, Stormwater and not being able to limit the number of signs placed on a property. Ms. Rebori asked for a site visit to be set up for Zoning Commission members to walk the property.

Next meeting is on December 6, 2016 @ 6:30 p.m.

**ADJOURNMENT**

At 7:59 p.m., Mr. Houston made a motion, seconded by Mr. Schuler that the meeting be adjourned. Roll call on motion: All aye.

ATTESTED;

The foregoing minutes were approved by the Pierce Township Zoning Commission on December 6, 2016:

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Karen Rebori, Chair  
Pierce Township Zoning Commission

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Date