

**SUGARCREEK TOWNSHIP  
BOARD OF ZONING COMMISSION  
TUESDAY, MARCH 3, 2020**

This regular meeting of the Sugarcreek Township Board of Zoning Commission was held on Tuesday, March 3, 2020 at the Sugarcreek Township Administration Office, 2090 Ferry Road, Sugarcreek Township, Ohio at 7:00 p.m.

Mr. Betz called the meeting to order.

Everyone present stood for the Pledge of Allegiance.

Mr. Betz asked Mrs. Tilford to take roll. Upon call of the roll, the vote resulted in the following:

Mr. Betz-present  
Ms. Baldino-present  
Ms. Moore-absent  
Mrs. Hellmann-present  
Mr. Schleich-present

Mrs. Tilford provided the Staff Report for ZC01-2020. Inverness Group is requesting a minor modification to the approved Final Development Plan for Section 5 of the Landings at Sugarcreek. The applicant is requesting approval to add two lots in future Section 7 to Section 5.

Mrs. Tilford noted that the applicant's representative does have the flu and that she would be able to answer any questions on behalf of the applicant.

Mr. Schleich noted that because the county is recommending this happen to positively impact drainage, he sees no issues with.

Mr. Baldino concurred.

Mrs. Hellmann asked if these two lots would just slide down into Section 7.

Mrs. Tilford explained that these two lots would just have remained undeveloped until Section 7 so now they will be constructed during construction of Section 5.

Mr. Baldino made a motion to approve the applicant's request, which was seconded by Mrs. Hellmann. Upon call of the roll, the vote resulted in the following:

Mr. Betz-yes  
Ms. Baldino-yes  
Mrs. Hellmann-yes  
Mr. Schleich-yes

Mr. Betz asked a question about Ernst Concrete and the Staff Report received.

Mrs. Tilford apologized for inadvertently sending a BZA site plan for an Ernst Concrete project with the BZC's mailing. She did explain that BZA case; Ernst has two barns on top of the hill and they received approval to construct an additional one.

Mr. Schleich made a motion to approve the February 4, 2020 Minutes, which was seconded by Baldino. Upon call of the roll, the vote resulted in the following:

Mr. Betz-abstain  
Ms. Baldino-yes  
Mrs. Hellmann-yes  
Mr. Schleich-yes

Mrs. Tilford stated that the Trustees are looking at a new alternate appointment. We are looking forward to filling this position.

Mrs. Tilford noted that the Landings at Sugarcreek, Section 5 was approved by the Trustees as was the Physician Led Healing and Wellness Center text amendment.

Mrs. Tilford noted that the County is in the process of updating their Land Use Plan which will include an Open House and Community Meetings. The County is also working on a connectivity plan and looking at updating their Thoroughfare Plan which will be welcome as the current plan is old. Subdivision Regulation updates are also forthcoming.

Mr. Baldino made a motion to adjourn, which was seconded by Mrs. Hellmann. Upon call of roll, the vote resulted in the following:

Mr. Betz-yes  
Ms. Baldino-yes  
Mrs. Hellmann-yes  
Mr. Schleich-yes