

**CLERMONT COUNTY PLANNING COMMISSION
REGULAR MEETING
December 20, 2022**

The Twelfth Regular Meeting of 2022 of the Clermont County Planning Commission was held on Tuesday, December 20, 2022, at 5:00 p.m. at 2381 Clermont Center Drive, Batavia, Ohio. Members attending were Ms. Cann, Mr. Painter, Mr. Hinners, Mr. Kravitz, Ms. Madsen, Mr. Phelps, Ms. Sullivan, Ms. Vilardo, and Mr. Wood.

Ms. Vilardo, Chair, called the meeting to order at 5:03 p.m. with the Pledge of Allegiance to the Flag.

APPROVAL OF MINUTES

Chair Vilardo asked if there were any questions, additions, or corrections to the minutes that were emailed to the members before the meeting. The Chair requested a motion. Mr. Wood motioned to approve the November 22, 2022, Meeting Minutes. The motion was seconded by Ms. Cann and the motion carried. Mr. Painter, Mr. Hinners, and Ms. Madsen abstained.

Ms. Partin, the Clerk, will certify the November 22, 2022, minutes as a true transcript of the meeting and that a quorum was present to approve the minutes.

Ms. Vilardo asked members of the audience and staff who would be giving testimony on any Planning Commission case to be sworn in.

STAFF REPORT ON SUBDIVISION CASES

Lakefield Place – Revised Design Plan

Goshen Township

5:04 p.m.

Taylor Corbett presented the Staff Report for this subdivision case. Staff's recommendation was to **approve** the revised design plan for Lakefield Place located in Goshen Township. The revised plan proposes to create a 2.41 acre Open Space Lot for a storm water management pond.

Mr. Corbett asked if there were any questions for staff, Mr. Painter asked about correction to staff report where it lists Summerwood instead of Lakefield Place. Mr. Corbett will make the necessary correction.

Scott Huber, Abercrombie & Associates, Inc., spoke in favor of the project. The applicant, Joe Farruggia, was also present in favor of the project. There was no one present in opposition to the case.

Ms. Vilardo asked for any discussion, hearing none, she asked for a motion. Mr. Hinners made a motion to approve the Lakefield Place – Revised Design Plan with the following conditions:

1. All county and township departments' comments and conditions detailed in Lakefield Place – Revised Design Plan review letter dated December 12, 2022 be satisfactorily addressed.

2. Submit one (1) set of plans with an original stamp and signature to the Department of Community & Economic Development Planning Division.

Motion was seconded by Ms. Cann and carried unanimously.

STAFF REPORT ON SUBDIVISION CASES

Summerwood - Design Plan

Batavia Township

5:16 p.m.

Taylor Corbett presented the Staff Report for this subdivision case. Staff's recommendation is to **approve** the design plan for Summerwood located in Batavia Township. The proposal is an 80-unit development on 18.260 acres; the product types offered include 60 single-family attached structures and 20 townhome condominiums.

Paul Schirmer, CDSG, LLC, spoke in favor of the project. Stanley Messerly, Messco Engineering, was also present in favor of the project. No one spoke in opposition to this project.

Mr. Phelps asked if the existing pond will remain, Mr. Corbett said yes the existing pond would remain with the proposed design plan.

Following discussion, Ms. Vilardo asked for a motion for Summerwood – Design Plan. Mr. Painter made a motion to **approve** the Summerwood – Design Plan located in Batavia Township with the following conditions:

1. All county and township departments' comments and conditions detailed in Summerwood – Design Plan Review Letter dated December 12, 2022, be satisfactorily addressed.
2. The Design Plan must demonstrate how Section 4 of the Clermont County Airport Zoning Regulations will be satisfied concerning the storm water management practices.
3. Submit one (1) set of plans with an original stamp and signature to the Department of Community and Economic Development Planning Division.

The motion was seconded by Mr. Phelps and carried unanimously.

OLD/NEW BUSINESS

Taylor Corbett reviewed the 2023 Meeting Schedule with all the members and all were in agreement with the dates for the meetings.

As no further business was brought before the Planning Commission, Ms. Vilardo asked for a motion by acclamation to adjourn the meeting. Motion carried unanimously by acclamation. Meeting adjourned at 5:36 p.m.

Amy Vilardo

Amy Vilardo, Chair

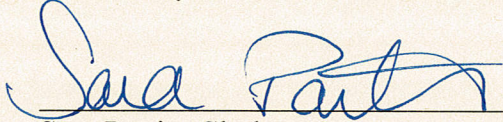
Scott Kravitz

Scott Kravitz, Vice Chair

Certificate as to the Minutes of the Clermont County Planning Commission

I, Sara Partin, certify that the above is a true transcript of the Minutes of the Clermont County Planning Commission meeting held at the Clermont County Engineer's Office Shared Conference Room, 2381 Clermont Center Drive, Batavia, Ohio 45103, on December 20, 2022.

I further certify that a quorum was present at the Clermont County Planning Commission meeting held on January 24, 2023, and the meeting minutes of December 20, 2022, were approved and voted on by the laws of the State of Ohio at that meeting.



Sara Partin, Clerk
Clermont County Planning Commission

Date: 1/27/2023