Bethel Township, Miami County, Ohio Board of Zoning Appeals
Thursday, November 12, 2026 – 6:30 P.M. Agenda
Covenant Life Church, 6805 US 40, Tipp City, Ohio

1. ***Call to Order:*** Time: _____ Presiding: _____

Roll call: Ms. Hughes: _____ Mr. Leskowich: _____ Ms. O'Quinn: _____
Mr. Staudter: _____ Mr. Swinderman: _____ Mr. Baker: _____
Mr. Mannheim: _____

2. ***New Business***

Review of BZA procedures (opening statement)

Motion to take from the table Case#CU-18-26 by _____ Seconded by_____

Vote: Ms. Hughes: _____ Mr. Leskowich: _____ Ms. O'Quinn: _____
Mr. Staudter: _____ Mr. Swinderman: _____ Mr. Baker: _____
Mr. Mannheim:_____

Case: CU-18-26: The applicant, Keating, Muething & Klekamp PLL c/o Thomas M. Tepe, Jr. Esq., is requesting a conditional use for a motor freight depot or trucking transfer at 9865 Wildcat Rd., Tipp City, OH, Parcel ID # A01-085379.

Motion to recess for private, quasi-judicial deliberation regarding case CU-18-26 by _____
Seconded by _____

Vote: Ms. Hughes: _____ Mr. Leskowich: _____ Ms. O'Quinn: _____
Mr. Staudter: _____ Mr. Swinderman: _____ Mr. Baker: _____
Mr. Mannheim: _____

The Board entered private session at _____. The Board exited private session _____.

Motion to enter into the record Exhibits _____ by _____ Seconded by _____

Vote: Ms. Hughes: _____ Mr. Leskowich: _____ Ms. O'Quinn: _____
Mr. Staudter: _____ Mr. Swinderman: _____ Mr. Baker: _____
Mr. Mannheim: _____

Motion to close the public hearing for CU-18-26 by Ms. O'Quinn Seconded by Mr. Leskowich

Vote: Ms. Hughes: _____ Mr. Leskowich: _____ Ms. O'Quinn: _____
Mr. Staudter: _____ Mr. Swinderman: _____ Mr. Baker: _____
Mr. Mannheim: _____

Motion to approve by _____ Seconded by_____

Vote: Ms. Hughes: _____ Mr. Leskowich: _____ Ms. O'Quinn: _____
Mr. Staudter: abst Mr. Swinderman: _____ Mr. Baker: _____
Mr. Mannheim: abst

3. ***Old Business***

October 29, 2026 meeting minutes

Motion to approve by _____ Seconded by _____

Vote:	Ms. Hughes: _____	Mr. Leskowich: _____	Ms. O'Quinn: _____
	Mr. Staudter: abst	Mr. Swinderman: _____	Mr. Baker: _____
	Mr. Mannheim: abst		

November 5, 2026 meeting minutes

Motion to approve by _____ Seconded by _____

Vote:	Ms. Hughes: _____	Mr. Leskowich: _____	Ms. O'Quinn: _____
	Mr. Staudter: abst	Mr. Swinderman: _____	Mr. Baker: _____
	Mr. Mannheim: abst		

4. ***Other***

Communications and Reports

- Bethel Township currently has one opening for an alternate on the Zoning Commission
- The next meeting will be November 19, 730PM at the Covenant Life Church, 6805 US 40, Tipp City, OH 45371

5. ***Adjournment***

Motion to adjourn by _____ Seconded by _____

Vote:	Ms. Hughes: _____	Mr. Leskowich: _____	Ms. O'Quinn: _____
	Mr. Staudter: _____	Mr. Swinderman: _____	Mr. Baker: _____
	Mr. Mannheim: _____		

Time: _____