

**Bethel Township Zoning Commission  
Minutes  
July 27, 2006**

The Bethel Township Zoning Commission met July 27, 2006 at the Firehouse at 7:30 pm. Members present Ms. Wells, Mr. Underwood, Mr. Bush, and Mr. Broerman.

Ms. Wells called the meeting to order announcing the case to be heard ZA-4-06, hearing to rezone a 3.0358 acre parcel located East of 7615 E US Rt 40, Bethel Township, Miami County, Town 2, Range 9, Section 8. The current zoning is R-1AAA ONE FAMILY RESIDENTIAL; the proposed zoning is I-1 LIGHT INDUSTRIAL.

Ms. Kama Dick explained the intent of the applicant to build a warehouse for their business on the property.

Mr. Bush addressed issues drainage and non-compliance with the Strategic Development Plan adopted by the Township.

Mr. Underwood also questioned issues about drainage and discussion arose about the zoning of other properties along US Rt 40, the nature of the current neighborhood, and the vision of the Strategic Development Plan.

Mr. Ron Plaster representing, the Brandt United Methodist Church, owners of the roughly 90 Acres across the road from the proposed rezoning expressed opposition to the I-1 zoning citing the non compliance with both the current neighborhood and the adopted Strategic Development Plan.

Questions arose about present zoning of properties along US Rt 40 from Brandt all the way to the East Township line.

Mr. Underwood moved to recommend denial of the proposed rezoning. Mr. Bush seconded the motion. The roll call as follows:

M.r. Broerman	YES
Mr. Bush	YES
Mr. Underwood	YES
Ms. Wells	YES

Ms. Wells announced the motion for a recommendation of denial of the application had passed.

Mr. Hirt announced the Miami County Planning Commission will hear the case on August 15, 2006 and he will request the President of the Bethel Township Trustees set their hearing for August 22, 2006.

Meeting adjourned.

Respectfully submitted,  
Jerome L. Hirt,Sr.  
Interim Zoning Inspector