



**BOARD OF COUNTY COMMISSIONERS
WARREN COUNTY, OHIO**

406 Justice Drive, Lebanon, Ohio 45036

www.co.warren.oh.us

commissioners@co.warren.oh.us

Telephone (513) 695-1250

(513) 420-4250

(513) 925-1250

(513) 783-4993

(937) 425-1250

Facsimile (513) 695-2999

C. MICHAEL KILBURN

PAT ARNOLD SOUTH

DAVID G. YOUNG

**BOARD OF COUNTY COMMISSIONERS
WARREN COUNTY, OHIO**

MINUTES: Regular Session--March 1, 2005

The Board met in regular session pursuant to adjournment of the February 24, 2005, meeting.

Pat Arnold South - absent

David G. Young - present

C. Michael Kilburn - present

Tina Davis, Clerk – present

Minutes of the February 22, 2005, and February 24, 2005, meetings were read and approved

05-267 A resolution was adopted to Waive and Refund Turn-on (Delinquent Account) Charge for Jeff & Tammy Stines. Vote: Unanimous

05-268 A resolution was adopted to approve Appropriation Adjustments within Fund #101. Vote: Unanimous

05-269 A resolution was adopted to Amend Rezoning Application of June A. Russell (Case #04-06) to Rezone 4.5770 acres in Turtlecreek Township from Light Industry “M-1” to Heavy Industry “M-2”. Vote: Unanimous

05-270 A resolution was adopted to authorize payment of Bills. Vote: Unanimous

DISCUSSIONS

Representatives from Mental Health/Recovery Services of Warren and Clinton County were present along with representatives from Human Services were present for the Board to proclaim National Social Work Month in Warren County.

Dale Crutchfield, Union Township resident, was present to discuss his desire to create lots behind his Stubbs Mill Road property, two lots for each set of parents as well as a lot for his daughter and possibly her brother-in-law.

Mr. Sullivan and Mr. Craig stated it is possible to have two panhandle lots but stated without acquiring additional road frontage, he could not create four lots.

Upon discussion, the Board requested staff to work with Mr. Crutchfield on the possible ways to create the four lots.

Commissioner Kilburn suggested the possibility of creating a subdivision with the construction of a dedicated road in order to get the road frontage required.

PUBLIC HEARING

CONTINUATION OF THE REZONING APPLICATION OF JUNE RUSSELL TO REZONE 4.5770 ACRES IN TURTLECREEK TOWNSHIP FROM LIGHT INDUSTRY "M-1" TO HEAVY INDUSTRY "M-2"

The continuation of the public hearing to consider the rezoning application of June Russell to rezone 4.5770 acres in Turtlecreek Township from Light Industry "M-1" to Heavy Industry "M-2" was reconvened this 1st day of March 2005.

Mr. Craig stated the results of a work session with the proposed new owners and presented a draft resolution to approve a modification to rezone the portion of the property within the flood plain to Rural Residence "R-1" and to approve the rezoning of the .943 acre parcel to Heavy Industry "M-2" as a planned unit development subject to nine conditions.

Representatives from Collett Propane were present to answer any questions the Board may have.

Upon further discussion, the Board resolved (Resolution #05-269) to approve a modification of the application to amend the rezoning application of June A. Russell (Case #04-06) to rezone 4.5770 acres in Turtlecreek Township, from Light Industry "M-1" to Heavy Industry "M-2" as a planned unit development subject to nine conditions.

The Board discussed the desire to create an impact fee task force in order to begin the process of implementation of an impact fee.

Commissioner Kilburn stated his desire to have the formula in place for when the legislation is approved.

Commissioner Young stated his desire for the builders and developers to play a part in the creation of the impact fee in order to be a part of the creation of a set of rules for doing business in Warren County.

The Board stated their desire to cooperate with the builders and developers on a voluntary impact fee until such time as the legislature adopts legislation to authorize it.

The Board then stated a partial list of representatives they would like to see on the task force and requested the Clerk to begin the necessary paperwork.

Upon motion the meeting was adjourned.

Pat Arnold South, President

C. Michael Kilburn

David G. Young

I hereby certify that the foregoing is a true and correct copy of the minutes of the meeting of the Board of County Commissioners held on March 1, 2005, in compliance with Section 121.22 O.R.C.

Tina Davis, Clerk
Board of County Commissioners
Warren County, Ohio