

BLUE ASH PLANNING COMMISSION

October 3, 2013

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ITEM 1: MEETING CALLED TO ORDER

Chair Ray Schafer called the regular meeting of the Blue Ash Planning Commission to order at 7:09 p.m. on Thursday, October 3, 2013.

MEMBERS PRESENT: Raymond Schafer, Paul Collett, Jr., and John Moores

MEMBERS NOT PRESENT: John Berry and Jim Sumner

ALSO PRESENT: Assistant City Manager Kelly Harrington, Community Development Director Dan Johnson, Administrative Clerk Traci Smith, and interested citizens

ITEM 2: OPENING CEREMONY

Pledge of Allegiance

Chair Schafer welcomed new Commissioner, Paul Collett.

ITEM 3: APPROVAL OF THE MINUTES

Commission members waived the reading of the minutes.

DECISION: John Moores moved, Ray Schafer seconded, to approve the regular meeting minutes of August 1, 2013 as submitted. A voice vote was taken. All members present voted aye. Motion carried.

ITEM 4: HEARINGS

a. 9415 Plainfield Road – Schuermann Properties

Zoning Map Amendment from R-2 Residential to R-4 Residential and Zoning Text Amendment to add professional office as a Special Use in the R-4 Residential District

PRESENT: Ken Schuermann – Applicant

Dan Johnson gave an overview of the parcel for map amendment.

Ken Schuermann gave an overview of the proposed zoning code and map amendment. He described his intention to build a small office building on the site similar in scale to the one that was approved by a Special Use Permit several years ago.

The Commissioners generally agreed that the site is unlikely ever to be useful for single-family residential and discussed the project that had previously been approved, but not constructed.

The Commissioners generally expressed openness to the concept being proposed, but wanted more specific Code provisions to consider before making any recommendation to City Council. They directed City Staff to work with the applicant to clearly define “professional office” and to come up with conditions that would make it unlikely that such a Code change could be abused in the future. They

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suggested researching other cities' provisions to see if anything similar has been successful elsewhere.

DECISION: Ray Schafer moved, Paul Collett seconded, to table. A voice vote was taken. All members present voted aye. Motion carried to table.

ITEM 5: MISCELLANEOUS BUSINESS

None

ITEM 6: ADJOURNMENT

DECISION: There being no further business to be discussed, John Moores moved, Paul Collett seconded, to adjourn the Planning Commission meeting. A voice vote was taken. All members present voted aye. Motion carried. The meeting was adjourned at 7:44 p.m.

Ray Schafer, Chair

MINUTES RECORDED BY:

Traci Smith