



Clearcreek Zoning Department

Monthly Report

June 2024

Hearings

Zoning Commission

The Zoning Commission held a public hearing on June 3, 2024, to consider the application submitted by Jared M Williams of J.M. Williams Reality LLC to amend the zoning resolution and map for a total of .448 acres (2011 updated survey). The parcel is identified as 2570 State Route 122, parcel number 08-15-326-006, and account number 0618303. The request is in Section 15, Town 3, and Range 4 in Clearcreek Township. The zone change request is from Residence Zone "R-1" to Neighborhood Business Zone "B-1". For clarification, the adjoining parcel is also referenced as 2570 State Route 122 and was transferred with the subject parcel. The adjoining parcel also has parcel number 08-15-326-006 but has a different account number 0618281. The adjoining parcel is .081 acres (2011 updated survey). The adjoining parcel was rezoned to Neighborhood Business Zone "B-1" on November 6, 1973.

The Zoning Commission APPROVED the zone change request from Residence Zone "R-1" to Neighborhood Business Zone "B-1". The following rationale was provided for the recommendation: The Clearcreek Township Master Land Use Plan and the Hunter Red Lion Plan anticipate the area to change to commercial use.

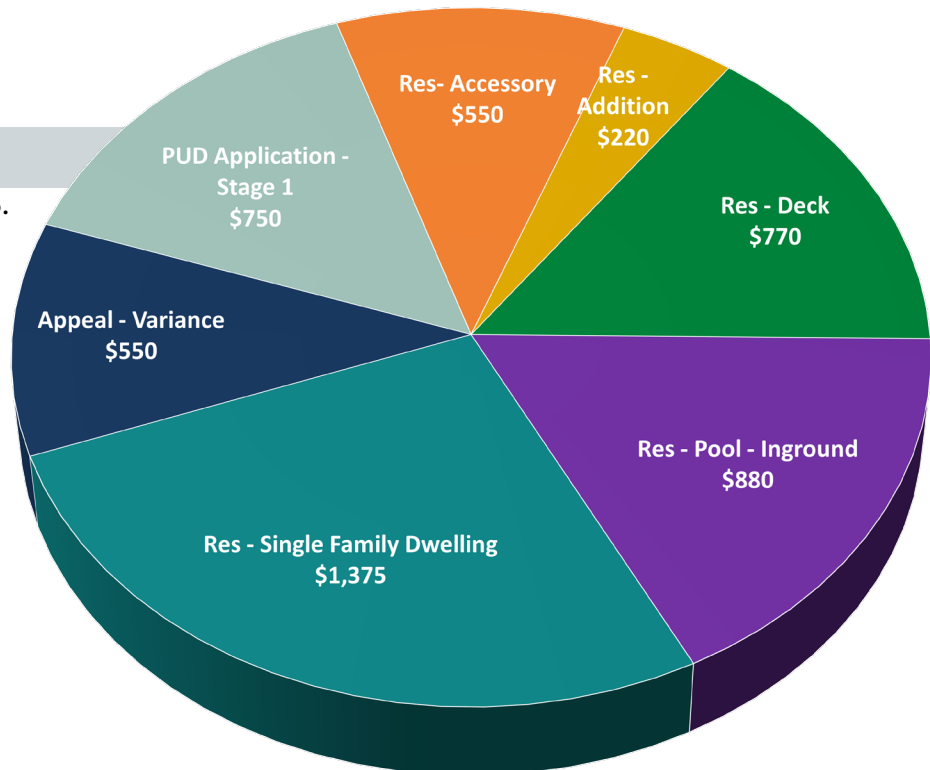
Board of Zoning Appeals

The Board of Zoning Appeals held a public meeting on June 11, 2024, for the purpose of approving minutes and reviewing a text change to their bylaws. The BZA APPROVED the Proposed text change to the Clearcreek Township Board of Zoning Appeals Rules and Regulations Section IV, paragraph 6: Thereafter, the Administrator shall prepare a Report to the Board for each appeal or application outlining the facts of the matter, a procedural history, and a detailed analysis of the reasons relating to the action or inaction taken by the staff. ~~Unless specifically requested by the Board during a hearing,~~ the Report shall not include an opinion or recommendation. The bylaws text change has been forwarded to the Board of Trustees for review and action.

Permits Issued

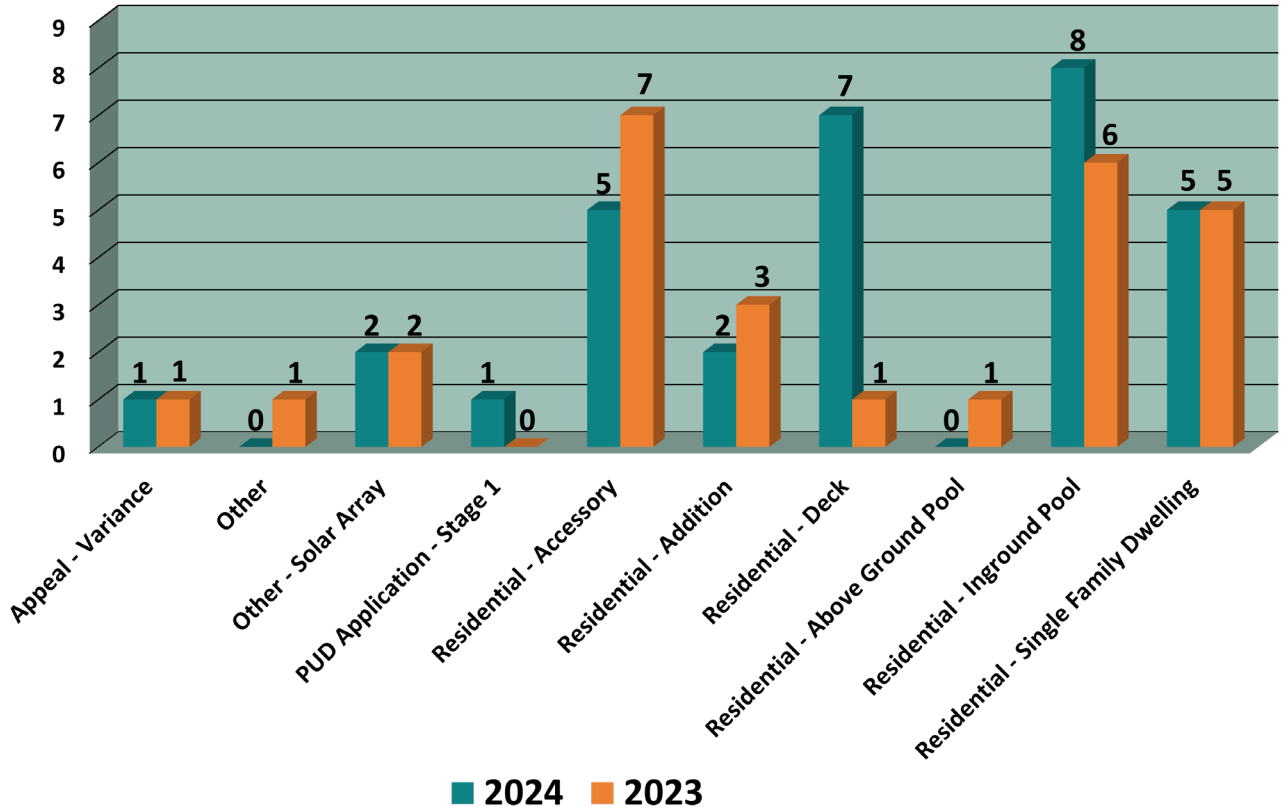
June 2024

Total Monthly Fees Collected: \$5,095.

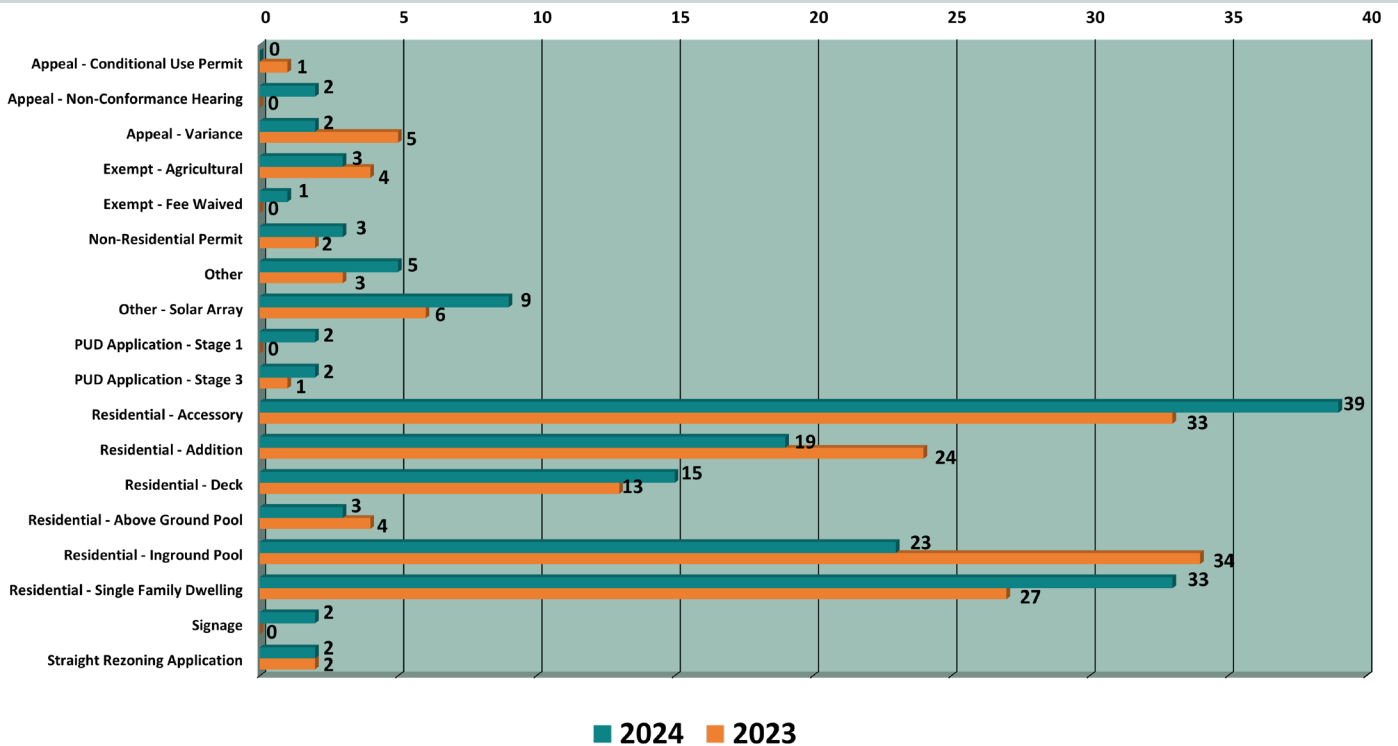


Permit Summary

Monthly Comparison June 2024 & 2023



Year to Date Comparison 2024 & 2023



Subdivisions

Locust Grove at Country Brook North, Section Three-F Easement Vacation Replat

Zoning staff reviewed the Locust Grove at Country Brook North, Section Three-F Easement Vacation Replat. The lot conforms to the expectations of the Residence Zone "R-1".

