

CLEARCREEK TOWNSHIP GOVERNMENT CENTER

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Board of Trustees

Ed Wade
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Fiscal Officer

Russell Carolus

TO: Clearcreek Township Trustees
FROM: Jeff Palmer, Director of Planning & Zoning
RE: Transmittal of Zoning Commission Action
DATE: April 9, 2025

On April 7, 2025 the Clearcreek Township Zoning Commission held a public hearing to consider the application submitted by Brandon Kaiser, Springboro Development Co LLC, agent for property owners: Rhonda Brunk, Ryan Brunk, Renee Adams (Brunk), Regan Brunk, Duane Brunk, Sharon Brunk and Karen Weist to amend the zoning resolution and map for a total of 100.296 acres. The parcel is identified as 1176 State Route 73, parcel number 04-07-200-004, and account 0612135. The request is located in Section 7, Town 2, and Range 5 in Clearcreek Township. The zone change request is from Suburban Residence Zone "SR-1" to Residential Planned Unit Development "R-PUD".

The Zoning Commission moved to APPROVE the zone change request from Suburban Residence Zone "SR-1" to Residential Planned Unit Development "R-PUD" with the Warren County Regional Planning Commission recommended conditions. The following rationale was provided for the recommendation: The zone change request complies with the Clearcreek Township Master Land Use Plan. The PUD process in general affords the Township review of subsequent stages.

When you receive this information at your April 14th meeting, you will need to set a public hearing to consider the requests within 30 days. It is suggested that the Board establish the hearings for Monday May 12, 2025 at 5:30 PM, based upon your availability.