



Geauga County Planning Commission

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<https://bocc.geauga.oh.gov/departments/planning-commission>

December 10, 2024

Ms. Sarah Mulleman, Secretary
Auburn Township Zoning Commission
11010 Washington Street
Auburn, Ohio 44023

Re: Proposed Zoning Amendment ZC 2024-03
Initiated on November 14, 2024, by the Auburn Township Zoning Commission

Please be advised that the Geauga County Planning Commission at its meeting held on December 10, 2024, voted to recommend denial of the proposed Auburn Township Zoning Amendment ZC 2024-03 as initiated by the Auburn Township Zoning Commission on November 14, 2024.

Some of the factors that led the Planning Commission board to recommend denial is the language in Section 5.02(p)(1) that calls out only special events in a residential zoning district as it may have unintended consequences, use of “may” instead of “shall” in Section 5.02(p)(2), and difficulty in enforcement of certain criteria including, but not limited to, no other retail items may be sold in Section 5.02(p)(2)(d).

Moreover, however, while the Planning Commission recommended denial, they also recommended instead that the Township pursue Ohio Revised Code Section 505.94 Registration and regulation of transient vendors.

Pursuant to R.C. 519.12, the Planning Commission's recommendation must be considered by the Zoning Commission at its public hearing regarding the proposed amendment. After the hearing, the recommendation is to be forwarded to the Board of Township Trustees. If the subject amendment is adopted by the Board of Township Trustees, a copy thereof must be provided to this office within five (5) business days after its effective date. Additionally, if the amendment is adopted, once effective, remember to update the zoning resolution located on the Township's website.

If you have any questions, please contact the Planning Commission at (440) 279-1740.

Sincerely,

Linda M. Crombie, AICP
Planning Director, Geauga County Planning Commission

c: Susan Wieland, APA
Amendment file