



Geauga County Planning Commission

12611 Ravenwood Dr. • Suite #380 • Chardon, OH 44024
Phone: (440) 279-1740 • Email: Planning@co.geauga.oh.us
<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 2024-04
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 approval with modifications of the proposed Auburn Township Zoning Amendment ZC 2024-04 as initiated by the Auburn Township Zoning Commission on November 14, 2024, as follows:

1. Section 1.05(a)(2): Recommend not including the proposed language related to viticulture as once a use is determined exempt, compliance from other agencies is moot.
2. Section 5.02(a)(2)(a): Recommend not including the reference to “detached” and delete the existing reference to “detached” in this section. Also recommend not adding the last sentence that a detached garage is not to be used as a dwelling unit as Section 5.01(a) already states there shall be no more than one (1) single family detached dwelling on a lot.
3. Section 5.02(a)(2)(b): Recommend the definition of “Accessory Use” be deleted as it is already defined in the Definition section (Article 2); a second definition here is not proper.
- ✓ 4. Section 5.02(a)(2)(h): Recommend the existing height of twenty-three (23) feet remain.

(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