



BATH TOWNSHIP BOARD OF ZONING APPEALS

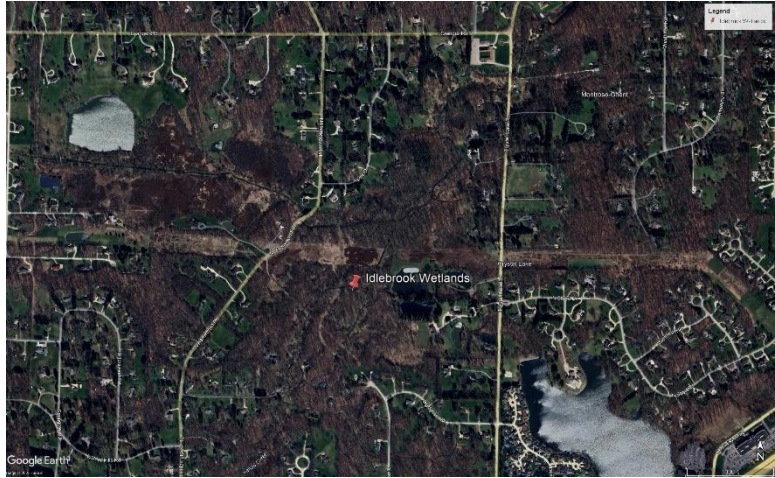
October 21, 2025

Dave Koontz, of Summit County Surface Water Management District
 Variance to encroach upon the riparian setback
 for a stormwater management facility.

Case #: 25-15	Zoning: R-2
Applicant: Dave Koontz	Adjacent Zoning: R-2, Granger
Property Owner: County of Summit	Lot Size: 35.2 Acres
Address: N. Hametown Rd.	Parcel: 0402593, 0401179, and 0401180

Location/Property: Property is located on the east side of N. Hametown Rd. approximately 2,200' south of the Granger Rd. and N. Hametown Rd. intersection. The property is surrounded by single-family residences.

Site Description: The site is currently vacant. The property is relatively flat and there are three streams on the property with riparian setbacks.



Proposal: The applicants are proposing to construct a stormwater management facility to offset any potential flooding.

Zoning Comments: The applicant is requesting variance from Article 6, Section 602 to encroach upon the riparian setback requirements for construction of stormwater management facilities within the riparian setback area.

Member	Present	Motion	Second	Yes	No	Abstain
JoAnne Bondi						
Nancy Fay						
Thomas Flynn (Chair) (Alt. 1)						
Tim Franklin						
Marci Frederick (Alt. 2)						
Jeff Kerr (V-Chair)						
Michael Mack						