



## BATH TOWNSHIP ZONING COMMISSION APRIL 21, 2025 - WORK SESSION MINUTES

Approved: 6/2/25

MEMBERS PRESENT: Chairman Richard Bradner, Joy Kosiewicz, Emily Hete, Marshal Pitchford, Kyle Craven and Kristin Sanchez. Legal Counsel Bob Konstand, Planning Director/Zoning Inspector Bill Funk, and Zoning Secretary Nanci Noonan. Maryellen Burnham was excused. Resident JoAnn Alexander was also present.

- I. Call to Order – Roll Call
- II. Pledge of Allegiance
- III. Approval of 2/27/25, 3/13/25 and 3/25/25 minutes: Motion to approve 2/27/25 and 3/25/25 minutes by Mrs. Hete; seconded by Mrs. Kosiewicz. Motion to approve 3/13/25 minutes by Mrs. Kosiewicz; seconded by Mrs. Hete. All in favor, motions carried.
- IV. Unfinished Business:
  - a. Ghent Interchange Overlay District draft language from Envision – Mr. Ryan Smalley presented the latest version, with last month’s revisions, which was emailed to the Commission members last week. Mr. Smalley walked through all the highlighted changes with the members. The Commission discussed ways to tighten up lighting trespass and ensure enforcement. Also, changes will need to be made to the existing Zoning Resolution to validate consistency with new GIO, glossary updates, etc. Mr. Funk will submit application, for the GIO District, to Summit County Planning Commission for their review scheduled for May 29<sup>th</sup>.  
  
Mr. Smalley has made all of the edits discussed on April 21<sup>st</sup> and Mr. Funk emailed the final document to the members May 1, 2025. Please refer to that document.
- V. New Business: N/A
- VI. Miscellaneous: Mr. Funk informed the Commission that on May 6<sup>th</sup> the Bath Homeowner’s Association meeting is 7:00 – 9:00. There will be two speakers, Bill being one and the other one is a DarkSky expert. The DarkSky speaker offered time to speak directly to us that afternoon, here, at 4 PM. Mr. Funk also shared that the May 5<sup>th</sup>, 6:30 Trustee meeting will have the recommendation for the Trustees to accept the updated Comp Plan on the agenda. The Comprehensive Plan is on the website. Mr. Funk explained the next goal is to work on the Zoning Resolution and he is trying to figure out the best plan of action, so it does not take four years. He appreciated everyone meeting twice a month.
  - a. Committee discussion – none.
- VII. Citizens’ Comments – none.
- VIII. Next Meeting – to be May 8<sup>th</sup> at 6:00 PM to finalize and accept the GIO District document and set the Public Hearing date of June 2<sup>nd</sup> at 7:00 PM. Note that the June 2<sup>nd</sup> meeting will replace the June 12<sup>th</sup> meeting. There will be no meeting on June 12<sup>th</sup>.
- IX. Adjourn