

BERLIN TOWNSHIP ZONING COMMISSION (BZC)

OF DELAWARE COUNTY, OHIO

ORGANIZATIONAL MEETING

TUESDAY, DECEMBER 12, 2017, 7:00 PM

1 This meeting was held at the Berlin Township Hall, 3271 Cheshire Road, Delaware, Ohio
2 43015.

3 **CALL TO ORDER**

4
5 The meeting was called to order by Toni Korleski at 7:00 PM.

6
7 BZC members present: Toni Korleski, Jerry Valentine, Darcy Kaplan, Steve Spangler,
8 Ken O'Brien.

9 Also present: Zoning Clerk Lisa Knapp; Zoning Secretary Cathy Rippel; Zoning
10 Inspector Chet Heid; Mike Bardash (BZC 1st alternate member); Martin Johnson (BZC
11 2nd alternate member).

12
13 Ms. Korleski dispensed with reading the adopted BZC policy statement for the meeting.
14

15 **AGENDA ITEM: LEGAL NOTICE**

16
17 Ms. Knapp said the legal notice was published in the December 1, 2017 Delaware
18 Gazette as follows:

19
20 **BERLIN TOWNSHIP BOARD OF ZONING APPEALS**
21 **BERLIN TOWNSHIP ZONING COMMISSION**
22 **PUBLIC MEETING**
23

24 The Berlin Township Board of Zoning Appeals (BZA) and the Berlin Township Zoning
25 Commission (BZC) will hold a joint public organizational meeting December 12, 2017 at
26 7:00 p.m. at the Berlin Township Hall located at 3271 Cheshire Road, Delaware, OH
27 43015. The purpose of the joint meeting is to elect officers and conduct such other
28 organizational business as deemed necessary. Questions concerning this matter should be
29 directed to Chet Heid, Zoning Inspector at 740-548-5217 x103. The person responsible
30 for giving notice of the public meeting by publication is Cathy Rippel. Township
31 residents are encouraged to attend.
32

33 **BERLIN TOWNSHIP ZONING APPEALS**

34 Mike Morrill, Chairman
35

36 **BERLIN TOWNSHIP ZONING COMMISSION**

37 Toni Korleski, Chairwoman
38

39 **AGENDA ITEM: APPROVAL OF MINUTES**

40
41 Mr. Valentine made a motion to approve the November 14, 2017 BZC meeting minutes,
42 as presented. Mr. Spangler seconded the motion.

43 Vote: Valentine, yes; Spangler, yes; O'Brien, abstain; Kaplan, abstain; Korleski, yes.

44 Motion carried.
45

46 **AGENDA ITEM: ELECTION OF 2018 BZC CHAIRPERSON**

47
48 Ms. Korleski asked for nominations for BZC chairperson for 2018.
49

50 Mr. Valentine nominated Ms. Korleski. Ms. Kaplan seconded the motion.
51

52 There were no further nominations.
53

54 Vote: Valentine, yes; Kaplan, yes; Mr. Spangler, yes; O'Brien, yes; Korleski, yes.

55 Motion carried, Ms. Korleski was elected BZC Chairperson for 2018.
56

57 **AGENDA ITEM: ELECTION OF 2018 BZC VICE-CHAIRPERSON**

58
59 Ms. Korleski asked for nominations for BZC vice-chairperson for 2018.

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60

61 Ms. Kaplan nominated Mr. Valentine for 2018 BZC vice-chairperson. Mr. Spangler
62 seconded the motion.

63

64 There were no further nominations.

65

66 Vote: Kaplan, yes; Spangler, yes; Korleski, yes; O'Brien, yes; Valentine, yes. Motion
67 carried, Mr. Valentine was elected BZC Vice-Chairperson for 2018.

68

69

AGENDA ITEM: SET 2018 BZC REGULAR MEETING DATES

70

71 Ms. Korleski said the trustees have again authorized the BZC to set two regular meetings
72 per month for 2018, which will again be on the 2nd and 4th Tuesdays of each month.

73

74

RESOLUTION 2017.12.12.#A: APPROVE 2018 BZC MEETING SCHEDULE

75

76 Mr. Valentine made a motion to set and advertise the following regular BZC meeting
77 dates for 2018, at 7:00 p.m.:

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- 1/9

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- 1/23

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- 2/13

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- 2/27

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- 3/13

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- 11/27

100

- 12/11

101 Mr. Spangler seconded the motion. Vote: Valentine, yes; Spangler, yes; Kaplan, yes;
102 O'Brien, yes; Korleski, yes.

103

104

AGENDA ITEM: OTHER BUSINESS

105

106 Ms. Korleski said the next BZC meeting will be on January 9, 2018. She wished
107 everybody a Merry Christmas and a Happy New year.

108

109 Mr. Spangler asked whether those meeting dates would be advertised. Ms. Korleski said
110 "yes" and that those meeting dates would be set for the year unless canceled.

111

112 Mr. Johnson said Mr. O'Brien has the privilege of moving up to a trustee position at the
113 beginning of the new year and he asked what the plan was to fill that position. Mr.

114 Valentine said the first alternate member typically is appointed to an open position. Ms.

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115 Rippel said the trustees last night approve a BZA member but not a BZC member. Mr.
116 Johnson wondered why.

117
118 Ms. Korleski asked whether Mr. O'Brien had turned in a resignation yet. Mr. O'Brien
119 did not. He said this is the last year of his BZC term, so the person who is appointed will
120 be appointed for the full 5 year term. He said he would resign if it makes things
121 "cleaner," but if the term simply expires, that is fine as well.

122
123 Ms. Rippel said the township had requested an opinion regarding the BZA appointment
124 and that is why the trustees took action last night. She noted that BZA member and
125 newly-elected trustee Tom D'Amico has submitted a resignation letter to the trustees.
126 Mr. O'Brien said he did not believe Mr. D'Amico's term ended this year.

127
128 BZA vice-chairperson Joe Korleski asked whether it was correct that the person who
129 replaces Mr. O'Brien would be appointed for 5 years. Mr. O'Brien said that is because
130 his term ends. Mr. Korleski said BZA appointments are only for 5 years.

131
132 Ms. Rippel said BZA terms end in December, and BZC terms end in March. Ms.
133 Korleski asked Ms. Rippel to ask Fiscal Officer Claudia Smith to place that on the trustee
134 agenda. Mr. Johnson wondered whether there would be a trustee meeting prior to the next
135 BZC meeting on 1/9/18. Mr. O'Brien said there is a year-end meeting and also an
136 organizational meeting on 1/3/18. Mr. Johnson wanted to ensure there would be five
137 BZC members ready to sit officially at the 1/9/18 BZC meeting.

138
139 There was no further business to come before the BZC. Motion to adjourn. Meeting
140 adjourned.

141
142
143 _____
144 Toni Korleski, Chairperson

145
146 _____
147 Jerry Valentine, Vice-Chairperson

148
149 _____
150 Darcy Kaplan, member

151
152 _____
153 Steve Spangler, member

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155 _____
156 Ken O'Brien, member

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158 _____
159 Mike Bardash, 1st alternate member

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161 _____
162 Martin Johnson, 2nd alternate member

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170 Attest: _____
171 Lisa F. Knapp, Berlin Township Zoning Clerk