

**RECORD OF PROCEEDINGS**  
**Jerome Township Board of Trustees**  
**Public Hearing**

Minutes of

Meeting

GOVERNMENT FORMS &amp; SUPPLIES 844-234-3336 FORM NO. 10148

Held

May 21, 2019

20

**Application for a Zoning Amendment (PD 19-130)**  
**Submitted by Paragon Building Group Ltd.**  
**Rural Residential (RU) and Special Recreation (SR) to Planned Development (PD)**  
**(Approximately 210.62+/- acres)**  
**Parcel Numbers 14-00050060000, 14-00050070000, 15-00040180000, 15-00040184000, 15-00040181000, 15-00040183000, 14-00050030000, and 15-00040044000**

The Jerome Township Board of Trustees met in a continuation of special session on May 21, 2019 at 7:00 p.m. Board Chairman Joe Craft called the meeting to order. Ronald Rhoades, Joe Craft and C.J. Lovejoy answered the roll call. Also in attendance were Robert Caldwell (Fiscal Officer), Mark Spagnuolo (Zoning Inspector), the applicant and members of the public.

The Jerome Township Board of Trustees opened the continuation public hearing on the proposed application for a zoning amendment by swearing in those who wished to speak. Mr. Craft stated that the Board of Trustees had legal questions from the May 6 meeting in addition to requesting additional information from the applicant.

Laura Comek, attorney for the applicant, addressed the Board indicating that the applicant would like to request a continuance until such time that the Township's legal counsel could be present to address the issues of open space and landfills.

Prior to granting the continuance, the Board agreed to hear from anyone who wished to speak at the meeting.

James Lorenz stated that the Zoning Commission did not do their due diligence and that a review should be done of the testing results for safety. He also recommended that if the golf course is to be used for open space it should be owned by the home owners' association or the Township to eliminate risk.

Barry Adler expressed concerns about the use of the golf course as open green space and urged the Board of Trustees to consult with the Union County Prosecutor. He stated that a planned development in a conservation district should conserve, but this application calls for the removal of eight acres of trees. The current application does not meet the density requested by the Zoning Commission. There is no plan to replace the trees they are removing. He recommended that the geotechnical tested be reviewed by experts and not just by legal counsel.

Scott Flading, stated that he agreed with the comments made by others but the Board needed to listen to the pleas of the residents and constituents that they do not want this type of development. He added that there are no improvements identified for Crottinger Road.

Karen Walls informed the Board that residents in the area were being taxed twice by the schools, property taxes and income taxes. She also referred to traffic concerns.

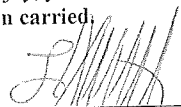
Following public comment at 7:33 p.m. it was moved by Joe Craft and seconded by C.J. Lovejoy that the Jerome Township Board of Trustees adopt the following motion:

**The Jerome Township Board of Trustees continue the public hearing for application PD 19-130 until June 25, 2019 at 7 p.m. at the Township Hall.**

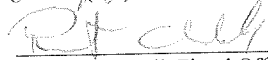
The vote resulted as follows:

Ronald Rhodes, yes  
 Lonnie (Joe) Craft, yes  
 Charles (C.J.) Lovejoy, yes

**The motion carried.**



(Lonnie (Joe) Craft, Chairman



Robert Caldwell, Fiscal Officer

