

**MOTION TO SET DATE FOR PUBLIC HEARING ON  
PROPOSED AMENDMENT TO THE  
AUBURN TOWNSHIP ZONING RESOLUTION  
R.C. 519.12 (A) (E)**


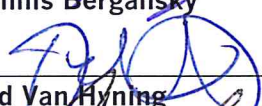

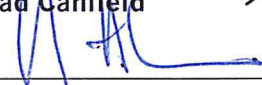
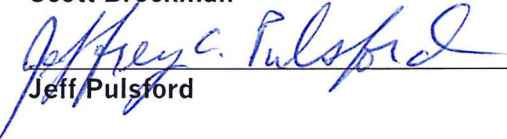
The Auburn Township Zoning Commission, Geauga County, Ohio, met in Regular Session on the 10<sup>th</sup> day of July, 2025, at 7:00 PM, with the following members present:

- Dennis Bergansky
- Ted Van Hying
- Greg Lackey
- Chad Canfield
- Jeff Pulsford
- Angela Daugherty
- Scott Brockman

Chad Canfield moved to adopt the following motion:

That the Auburn Township Zoning Commission conduct a public hearing on the proposed Amendment, identified as ZC-2025-03 to the Auburn Township Zoning Resolution as attached hereto on the 14<sup>th</sup> day of August, 2025, at 7:20 o'clock PM at the Auburn Township Administration Building, 11010 Washington Street, 44023.

Dennis Bergansky seconded the motion and the roll being called, the vote of the Auburn Township Zoning Commission was as follows:

	<u>Yes or No</u>
 _____ Dennis Bergansky	<u>Y</u>
 _____ Ted Van Hying	<u>Y</u>
 _____ Chad Canfield	<u>Y</u>
 _____ Scott Brockman	<u>Y</u>
 _____ Jeff Pulsford	<u>Y</u>

Adopted this 10<sup>th</sup> day of July, 2025

Attested to by:

Sarah C. Mullenman  
Sarah Mullenman, Secretary, Auburn Township Zoning Commission

## Section 2.02 DEFINITIONS

**STORAGE CONTAINER** means a portable enclosed structure consisting of metal or other components for the temporary storage of goods, merchandise, materials, equipment, or other personal property. **A storage container may also be known as a shipping container, an intermodal container, an ISO container, or a Conex container.**

## Section 5.02 ACCESSORY USES

### (p) Storage Containers

- (1) **Locations:** a storage container shall be a permitted accessory use in the B-1 General Business, B-1A Auburn Corners Retail, B-3 Retail/Motorist Services, B-4 Office/Light Industrial, and I-1 General Industrial Zoning Districts. A storage container shall be a prohibited accessory use in the R-1 Residential, R-2 Residential, B-2 Village Retail, AP-1 Active Park, and OS-1 Passive Open Space Zoning Districts.
- (2) **Development and Maintenance Standards:** in addition to the regulations provided herein, a storage container shall comply with all of the applicable development and maintenance standards in 3.01 and 3.02. The following regulations shall apply to all storage containers. Provided, however, these regulations shall not apply to temporary storage containers related to construction activities, emergency storage necessitated by damage or destruction of a building, or while the occupants of a building are moving in or out.
  - a. **One storage container per acre of lot area is permitted. The maximum lot coverage requirement for the affected zoning district shall apply.**
  - b. **A storage container shall not be located within any public or private road right-of-way, off-street parking space, driveway or driveway aisle, loading/unloading space, fire lane, open space, screening, buffer, or landscaping area as required for the affected zoning district.**
  - c. **A storage container shall be located in the side or rear yard and not in the front yard or in front of the principal building(s) on a lot. All other required minimum setbacks, screening, and buffers for the affected zoning district shall apply.**

- d. A storage container shall not exceed a height of 9.5 feet, a width of 8 feet, and a length of 45 feet by exterior dimensions.**
- e. A storage container shall not be stacked. Nothing shall be stored on top of or attached to a storage container or used as a cover to increase its height.**
- f. A storage container shall be located on an impervious surface consisting of concrete, asphalt, or aggregate material.**
- g. A storage container shall be kept in good condition and free of all rust, peeling paint and other visible forms of deterioration.**
- h. A storage container shall not be used as a residential dwelling or for any purpose involving human occupancy.**
- i. No signs shall be permitted on storage containers.**
- j. Trailers and railroad box cars shall not be used as storage containers, whether or not they are on wheels or mounted on some other means of transportation.**
- k. A storage container shall not be equipped with any electrical or plumbing equipment or fixtures.**
- l. A storage container can only be located on a lot with an existing principal building or structure. A storage container cannot be located on a vacant lot.**

**5.05 PROHIBITED USES IN ALL ZONING DISTRICTS**


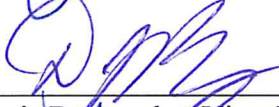
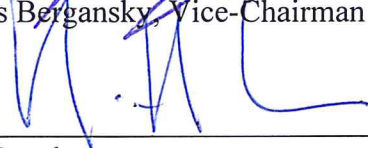
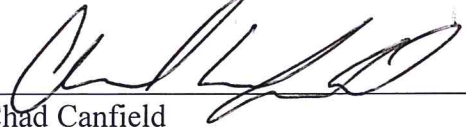
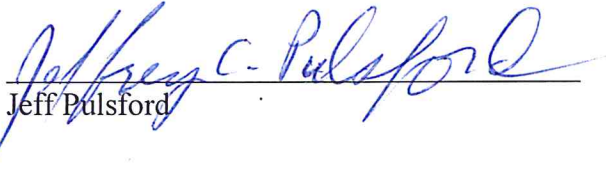
- (l) Small wind farm as defined in O.R.C. Section 519.213(A)(1).*
- (m) Small solar facility as defined in O.R.C. 519.213(A)(2).*
- (n) Body art establishment as defined in O.A.C. 3701-9-01.*

**MOTION TO INITIATE AMENDMENT TO THE  
AUBURN TOWNSHIP ZONING RESOLUTION  
R.C. 519.12 (A)**


Chad Canfield moved the adoption of the following motion:

That an amendment to the Auburn Township Zoning Resolution identified as **ZC-2025-03** consisting of 3 pages, marked Exhibit A and attached hereto and incorporated herein as though fully rewritten, be hereby initiated by the Auburn Township Zoning Commission this **10<sup>th</sup>** day of **July, 2025**.

Dennis Bergansky seconded said motion. Upon the roll being called, the vote of the members of the zoning commission was as follows:

<u>Member</u>	<u>Yes or No</u>
 Ted Van Hyning, Chairman	Y
 Dennis Bergansky, Vice-Chairman	Y
 Scott Brockman	Y
 Chad Canfield	Y
 Jeff Pulsford	Y

Attested to by:

  
Sarah Mulleman, Secretary  
Auburn Township Zoning Commission

Date: July 10, 2025