

## Q1 What is your name and jurisdiction?

Answered: 9 Skipped: 0

| # | RESPONSES                         | DATE               |
|---|-----------------------------------|--------------------|
| 1 | Brian, City of Fairfield          | 8/21/2018 9:46 AM  |
| 2 | Jenna LeCount - Colerain Township | 8/16/2018 11:04 AM |
| 3 | City of Norwood                   | 8/15/2018 3:32 PM  |
| 4 | Anderson Township                 | 8/15/2018 11:41 AM |
| 5 | Planner                           | 8/15/2018 8:40 AM  |
| 6 | Pierce Township                   | 8/15/2018 8:27 AM  |
| 7 | Bellbrook                         | 8/14/2018 4:35 PM  |
| 8 | Moeller/Madeira                   | 8/14/2018 3:12 PM  |
| 9 | Miami Township, Clermont County   | 8/14/2018 3:12 PM  |

## Q2 What is your community's height restriction for light industrial uses in your zoning code?

Answered: 9 Skipped: 0

| # | RESPONSES   | DATE               |
|---|---|--------------------|
| 1 | 3 stories or 35 feet, whichever lower FCO 1177.06   | 8/21/2018 9:46 AM  |
| 2 | 60 Feet - Maximum Height  | 8/16/2018 11:04 AM |
| 3 | no height restrictions  | 8/15/2018 3:32 PM  |
| 4 | Height Regulations: No building shall exceed thirty-five (35) feet in height unless it is set back from all property lines a distance not less than two times the building height, provided that no building shall exceed fifty (50) feet in height.            | 8/15/2018 11:41 AM |
| 5 | 1137.04(d) "not be more than fifty feet and shall not be more than one-half the width of the yard on the nonresidential lot where adjoining any residential district"   | 8/15/2018 8:40 AM  |
| 6 | 75 feet - There shall be an additional front, side, and rear yard setback of one foot for each additional two feet in height that the building exceeds 45 feet.   | 8/15/2018 8:27 AM  |
| 7 | The height is determined during the review process for the development area. For industrial, we have a Planned Development - Industrial zoning district that is flexible and many aspects of the development are determined in the review and approval process. | 8/14/2018 4:35 PM  |
| 8 | 45 ft.  | 8/14/2018 3:12 PM  |
| 9 | In Miami Township, no such thing as light industrial. Just Industrial. Principal Structure: 40' Accessory Structure: 15'  | 8/14/2018 3:12 PM  |

## Q3 If your height restrictions are based on setbacks from the property line, please share that policy

Answered: 7 Skipped: 2

| # | RESPONSES  | DATE               |
|---|--|--------------------|
| 1 | The height of any permitted building shall not exceed three stories or thirty-five feet in height , whichever is lower; however, this maximum height may be exceeded providing front, side and rear yards are increased by one foot for each foot of additional building height above the maximum specified height and as hereinafter limited. No building containing overnight sleeping accommodations such as retirement centers, hospitals, etc., may exceed a height of seventy-five feet. All other buildings not including overnight sleeping accommodations shall not exceed a height of ten stories or 110 feet whichever is lower, unless a greater height is permitted by conditional use. | 8/21/2018 9:46 AM  |
| 2 | N/A  | 8/16/2018 11:04 AM |
| 3 | NA   | 8/15/2018 3:32 PM  |
| 4 | In a General Industry District the minimum lot area is 1 acre, the minimum width is 100 ft and the maximum lot coverage is 50%. The main building must be 50' from the street right-of-way, if their is a residential lot abutting the property the setback from the rear and side yard is 25' and if there is a non-residential property abutting than the setback is 15'.  | 8/15/2018 8:40 AM  |
| 5 | <a href="http://piercetownship.org/wp-content/uploads/2017/01/Article-6-Measurements-and-Site-Development-Standards.pdf">http://piercetownship.org/wp-content/uploads/2017/01/Article-6-Measurements-and-Site-Development-Standards.pdf</a> Article 6.06: Site Development Standards for Nonresidential Districts - please use link above to review table 6.06-1:Nonresidential site development standards   | 8/15/2018 8:27 AM  |
| 6 | NA   | 8/14/2018 3:12 PM  |
| 7 | Potentially as a conditional use - see Industrial land-use regulations here:<br><a href="http://www.miamitwpoh.gov/PDF/CD/ZoningResolution/chapters/CH12.pdf">http://www.miamitwpoh.gov/PDF/CD/ZoningResolution/chapters/CH12.pdf</a>  | 8/14/2018 3:12 PM  |

## Q4 What are your community's height restrictions for other industrial uses (besides light industrial)

Answered: 7 Skipped: 2

| # | RESPONSES  | DATE               |
|---|--|--------------------|
| 1 | The height of any permitted building shall not exceed three stories or thirty-five feet in height , whichever is lower; however, this maximum height may be exceeded providing front, side and rear yards are increased by one foot for each foot of additional building height above the maximum specified height and as hereinafter limited. No building containing overnight sleeping accommodations such as retirement centers, hospitals, etc., may exceed a height of seventy-five feet. All other buildings not including overnight sleeping accommodations shall not exceed a height of ten stories or 110 feet whichever is lower, unless a greater height is permitted by conditional use. | 8/21/2018 9:46 AM  |
| 2 | N/A - Colerain has only one classification of zoning (outside of the SWD landfill area). This I-1 zone has a maximum height restriction of 60 feet.  | 8/16/2018 11:04 AM |
| 3 | no height restrictions   | 8/15/2018 3:32 PM  |
| 4 | Commercial Service, General or Industrial-Truck Center District have the same height restrictions.   | 8/15/2018 8:40 AM  |
| 5 | We only have one industrial district. Review Article 5: Non residential zoning districts<br><a href="http://piercetownship.org/wp-content/uploads/2017/01/Article-5-Nonresidential-Zoning-Districts.pdf">http://piercetownship.org/wp-content/uploads/2017/01/Article-5-Nonresidential-Zoning-Districts.pdf</a>  | 8/15/2018 8:27 AM  |
| 6 | NA   | 8/14/2018 3:12 PM  |
| 7 | Just one industrial zone - "I" Planned Industrial Park District  | 8/14/2018 3:12 PM  |

## #1

COMPLETE

**Collector:** Email Invitation 1 (Email)  
**Started:** Tuesday, August 14, 2018 3:07:13 PM  
**Last Modified:** Tuesday, August 14, 2018 3:11:55 PM  
**Time Spent:** 00:04:42  
**First Name:** Jeff  
**Last Name:** Wright  
**Email:** jeff.wright@miamitwpoh.gov  
**Custom Data:** Miami Twp  
**IP Address:** 69.61.229.154

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**Q1** What is your name and jurisdiction?

Miami Township, Clermont County

**Q2** What is your community's height restriction for light industrial uses in your zoning code?

In Miami Township, no such thing as light industrial. Just Industrial.

Principal Structure: 40'  
 Accessory Structure: 15'

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**Q3** If your height restrictions are based on setbacks from the property line, please share that policy

Potentially as a conditional use - see Industrial land-use regulations here:  
<http://www.miamitwpoh.gov/PDF/CD/ZoningResolution/chapters/CH12.pdf>

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**Q4** What are your community's height restrictions for other industrial uses (besides light industrial)

Just one industrial zone - "I" Planned Industrial Park District

## #2

COMPLETE

**Collector:** Email Invitation 1 (Email)  
**Started:** Tuesday, August 14, 2018 3:11:22 PM  
**Last Modified:** Tuesday, August 14, 2018 3:12:06 PM  
**Time Spent:** 00:00:43  
**First Name:** Tom  
**Last Name:** Moeller  
**Email:** tmoeller@madeiracity.com  
**Custom Data:** Madeira  
**IP Address:** 66.161.184.52

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**Q1** What is your name and jurisdiction?

Moeller/Madeira

**Q2** What is your community's height restriction for light industrial uses in your zoning code?

45 ft.

**Q3** If your height restrictions are based on setbacks from the property line, please share that policy

NA

**Q4** What are your community's height restrictions for other industrial uses (besides light industrial)

NA

### #3

**COMPLETE**

|                       |                                     |
|-----------------------|-------------------------------------|
| <b>Collector:</b>     | Email Invitation 1 (Email)          |
| <b>Started:</b>       | Tuesday, August 14, 2018 4:28:57 PM |
| <b>Last Modified:</b> | Tuesday, August 14, 2018 4:35:18 PM |
| <b>Time Spent:</b>    | 00:06:21                            |
| <b>First Name:</b>    | Don                                 |
| <b>Last Name:</b>     | Buczek                              |
| <b>Email:</b>         | don.buczek@cityofbellbrook.org      |
| <b>Custom Data:</b>   | Bellbrook                           |
| <b>IP Address:</b>    | 147.0.163.146                       |

Page 1

**Q1** What is your name and jurisdiction?

Bellbrook

**Q2** What is your community's height restriction for light industrial uses in your zoning code?

The height is determined during the review process for the development area. For industrial, we have a Planned Development - Industrial zoning district that is flexible and many aspects of the development are determined in the review and approval process.

**Q3** If your height restrictions are based on setbacks from the property line, please share that policy **Respondent skipped this question**

**Q4** What are your community's height restrictions for other industrial uses (besides light industrial)

Respondent skipped this question

# #4

**COMPLETE**

**Collector:** Email Invitation 1 (Email)  
**Started:** Wednesday, August 15, 2018 8:14:14 AM  
**Last Modified:** Wednesday, August 15, 2018 8:26:53 AM  
**Time Spent:** 00:12:39  
**First Name:** Claudia  
**Last Name:** Carroll  
**Email:** ccarroll@piercetownship.org  
**Custom Data:** Pierce Township  
**IP Address:** 69.61.162.234

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**Q1** What is your name and jurisdiction?

Pierce Township

**Q2** What is your community's height restriction for light industrial uses in your zoning code?

75 feet - There shall be an additional front, side, and rear yard setback of one foot for each additional two feet in height that the building exceeds 45 feet.

**Q3** If your height restrictions are based on setbacks from the property line, please share that policy

<http://piercetownship.org/wp-content/uploads/2017/01/Article-6-Measurements-and-Site-Development-Standards.pdf>

Article 6.06: Site Development Standards for Nonresidential Districts - please use link above to review table 6.06-1:Nonresidential site development standards

**Q4** What are your community's height restrictions for other industrial uses (besides light industrial)

We only have one industrial district.

Review Article 5: Non residential zoning districts

<http://piercetownship.org/wp-content/uploads/2017/01/Article-5-Nonresidential-Zoning-Districts.pdf>

## #5

COMPLETE

**Collector:** Email Invitation 1 (Email)  
**Started:** Wednesday, August 15, 2018 8:28:37 AM  
**Last Modified:** Wednesday, August 15, 2018 8:39:46 AM  
**Time Spent:** 00:11:09  
**First Name:** Jim  
**Last Name:** Lukas  
**Email:** jlukas@cityofsharonville.com  
**Custom Data:** Sharonville  
**IP Address:** 70.62.243.130

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Page 1

**Q1** What is your name and jurisdiction?

Planner

**Q2** What is your community's height restriction for light industrial uses in your zoning code?

1137.04(d) "not be more than fifty feet and shall not be more than one-half the width of the yard on the nonresidential lot where adjoining any residential district"

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**Q3** If your height restrictions are based on setbacks from the property line, please share that policy

In a General Industry District the minimum lot area is 1 acre, the minimum width is 100 ft and the maximum lot coverage is 50%. The main building must be 50' from the street right-of-way, if there is a residential lot abutting the property the setback from the rear and side yard is 25' and if there is a non-residential property abutting than the setback is 15'.

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**Q4** What are your community's height restrictions for other industrial uses (besides light industrial)

Commercial Service, General or Industrial-Truck Center District have the same height restrictions.

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## #6

COMPLETE

**Collector:** Email Invitation 1 (Email)  
**Started:** Wednesday, August 15, 2018 11:38:30 AM  
**Last Modified:** Wednesday, August 15, 2018 11:41:26 AM  
**Time Spent:** 00:02:56  
**First Name:** Steve  
**Last Name:** Sievers  
**Email:** ssievers@andersontownship.org  
**Custom Data:** Anderson Twp  
**IP Address:** 74.219.232.36

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Page 1

**Q1** What is your name and jurisdiction?

Anderson Township

**Q2** What is your community's height restriction for light industrial uses in your zoning code?

Height Regulations: No building shall exceed thirty-five (35) feet in height unless it is set back from all property lines a distance not less than two times the building height, provided that no building shall exceed fifty (50) feet in height.

**Q3** If your height restrictions are based on setbacks from the property line, please share that policy **Respondent skipped this question**

**Q4** What are your community's height restrictions for other industrial uses (besides light industrial) **Respondent skipped this question**

# #7

**COMPLETE**

|                       |                                       |
|-----------------------|---------------------------------------|
| <b>Collector:</b>     | Email Invitation 1 (Email)            |
| <b>Started:</b>       | Wednesday, August 15, 2018 3:28:20 PM |
| <b>Last Modified:</b> | Wednesday, August 15, 2018 3:31:57 PM |
| <b>Time Spent:</b>    | 00:03:36                              |
| <b>First Name:</b>    | BJ                                    |
| <b>Last Name:</b>     | Jetter                                |
| <b>Email:</b>         | wjetter@deerpark-oh.gov               |
| <b>Custom Data:</b>   | Deer Park                             |
| <b>IP Address:</b>    | 74.83.165.114                         |

Page 1

**Q1** What is your name and jurisdiction?

City of Norwood

**Q2** What is your community's height restriction for light industrial uses in your zoning code?

no height restrictions

**Q3** If your height restrictions are based on setbacks from the property line, please share that policy

NA

**Q4** What are your community's height restrictions for other industrial uses (besides light industrial)

no height restrictions

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## #8

**COMPLETE**

|                       |                                       |
|-----------------------|---------------------------------------|
| <b>Collector:</b>     | Email Invitation 1 (Email)            |
| <b>Started:</b>       | Thursday, August 16, 2018 11:02:12 AM |
| <b>Last Modified:</b> | Thursday, August 16, 2018 11:04:05 AM |
| <b>Time Spent:</b>    | 00:01:53                              |
| <b>First Name:</b>    | Geoff                                 |
| <b>Last Name:</b>     | Milz                                  |
| <b>Email:</b>         | gmilz@colerain.org                    |
| <b>Custom Data:</b>   | Colerain Twp                          |
| <b>IP Address:</b>    | 66.161.212.226                        |

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Page 1

**Q1** What is your name and jurisdiction?

Jenna LeCount - Colerain Township

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**Q2** What is your community's height restriction for light industrial uses in your zoning code?

60 Feet - Maximum Height

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**Q3** If your height restrictions are based on setbacks from the property line, please share that policy

N/A

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**Q4** What are your community's height restrictions for other industrial uses (besides light industrial)

N/A - Colerain has only one classification of zoning (outside of the SWD landfill area). This I-1 zone has a maximum height restriction of 60 feet.

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#9

**COMPLETE**

**Collector:** Email Invitation 1 (Email)  
**Started:** Tuesday, August 21, 2018 9:41:13 AM  
**Last Modified:** Tuesday, August 21, 2018 9:46:12 AM  
**Time Spent:** 00:04:59  
**First Name:** Darlene  
**Last Name:** Feldmann  
**Email:** dfeldmann@fairfield-city.org  
**Custom Data:** Fairfield  
**IP Address:** 66.161.159.94

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Page 1

**Q1** What is your name and jurisdiction?

Brian, City of Fairfield

**Q2** What is your community's height restriction for light industrial uses in your zoning code?

3 stories or 35 feet, whichever lower FCO 1177.06

**Q3** If your height restrictions are based on setbacks from the property line, please share that policy

The height of any permitted building shall not exceed three stories or thirty-five feet in height , whichever is lower; however, this maximum height may be exceeded providing front, side and rear yards are increased by one foot for each foot of additional building height above the maximum specified height and as hereinafter limited. No building containing overnight sleeping accommodations such as retirement centers, hospitals, etc., may exceed a height of seventy-five feet. All other buildings not including overnight sleeping accommodations shall not exceed a height of ten stories or 110 feet whichever is lower, unless a greater height is permitted by conditional use.

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**Q4** What are your community's height restrictions for other industrial uses (besides light industrial)

The height of any permitted building shall not exceed three stories or thirty-five feet in height , whichever is lower; however, this maximum height may be exceeded providing front, side and rear yards are increased by one foot for each foot of additional building height above the maximum specified height and as hereinafter limited. No building containing overnight sleeping accommodations such as retirement centers, hospitals, etc., may exceed a height of seventy-five feet. All other buildings not including overnight sleeping accommodations shall not exceed a height of ten stories or 110 feet whichever is lower, unless a greater height is permitted by conditional use.

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