

**Brunswick Hills Township
Zoning Commission Public Hearing Meeting Minutes
November 20, 2025**

Call Meeting to Order

Mr. DeCastra called the Brunswick Hills Township Zoning Commission Public Hearing on November 20, 2025 meeting to order at 7:37 p.m.

A roll call of the board was executed.

- **Board Members in Attendance:** Ms. Brunn, Mr. Witt, Mrs. Wetterman, Mr. McFarland, Mr. DeCastra
- **Alternate Board Members as voting members:**
- **Board Members Absent:**
- **Others in Attendance:** Mr. Smerek, Alternate Member, Mr. Humphrey, Assistant Zoning Inspector, Ms. Beck, Zoning Secretary.

Text amendments to the Zoning Resolution:

Mr. DeCastra shared that if anyone has any questions, they are welcome to come forward. The proposed changes are also up on the screen for individuals to look at as we discuss them.

PUBLIC COMMENT:

Tony Destro, 301 Marks Road

Mr. Destro discussed the Medina County Planning Commission recommendations, one of the things that stood out to him regarding the agricultural uses, most specifically chickens and how they can be responsibly regulated. He stated that their guidance emphasized fencing, setbacks and proper containment along with the Ohio Revised code sections that clarifies poultry as agriculture. He believes this shows that there is already a solid foundation for a responsible approach. Most of the concerns people bring up such as noise, predators, animals getting loose, odors, etc, can be addressed with simple conditions such as fencing, no roosters, an enclosed coop, a limit on number of hens, secure feed storage, and if needed additional inspections. Mr. Destro shared that chickens have long been a part of the rural character of Brunswick Hills and many families are looking for small flocks of four to six hens for fresh eggs, sustainability and education. He shared that in his opinion, this also fits well with the goals of the comprehensive land use plan. The Planning Commissions guidance on containment and fencing along with what he provided which were a few standards for consideration that the board can go by (this was provided to the board via correspondence previously). Mr. Destro stated he believes it's important to allow it in certain areas but not everywhere. He recommends having some regulations on it and not just saying no in general.

Mr. DeCastra shared that we have made slight amendments to remove poultry based upon feedback received. There also have been some residents who disagree with allowing chickens. He shared that it's still open for a conversation here, but he has identified it as possibility removing it, we will hear from the public today and discuss if we want to keep it in or not. Mr. DeCastra shared that it's not currently allowed and in the draft in front of the board today, it is also not allowed.

Daryl Lucien, 4477 Grafton Road

Mr. Lucien stated that he is the Zoning Inspector for the Township. He shared that poultry is not just chickens, its peacocks and ducks, and several different animals that are not chickens. He stated that for forty years, we've had the ability to give any resident the ability to have poultry on their lot if they would like. They would go through the BZA and present it as an appeal. The BZA would have the opportunity to ask questions, such as how they will prevent predators from invading a neighborhood, issues with smells, diseases, etc. He shared that the BZA will send out a letter to everyone in that area, and they will have the

ability to share their mind. The BZA can then decide from there. Mr. Lucien shared that he doesn't know who is going to administer the counting the heads, whether a fence is buried four inches versus eight inches, or whether the coop has been properly cleaned, etc.

The board discussed the option of residents going through BZA for approval.

Chris Kalina, 47734 Forrest Grove

Mr. Kalina wanted to know the boards thoughts on the agriculture buildings on the lots that are less than one acre. Mr. DeCastra shared that the current resolution allows accessory buildings. We will allow a roadside stand but nothing additional above an accessory building. Following the typical permitting process, they can put an accessory building on their lot, but we won't be giving additional ability to build a second accessory building outside of that regulation.

Mr. DeCastra asked if there was any other public comment. There was none.

Mr. DeCastra stated that within thirty days the board has to make a motion. The next meeting is in two weeks and at that meeting the board can decide on what they want to do from a recommendation standpoint to the Trustees.

ANNOUNCEMENT OF NEXT MEETING: Regular meeting on Thursday, December 4, 2025 at 7:00pm

MOTION TO ADJOURN: Ms. Brunn motioned to adjourn the Public Hearing meeting of November 20, 2025. Mr. McFarland seconds.

Roll Call: Mrs. Wetterman- yes, Mr. Witt- yes, Ms. Brunn-yes, Mr. McFarland- yes, Mr. DeCastra- yes.

Meeting adjourned at 7:56 pm.

Respectfully Submitted,

Dalith Beck, Zoning Secretary

Thomas DeCastra, Chair

Date