

BLUE ASH BOARD OF SITE ARRANGEMENT

December 14, 2015

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ITEM 1. – Meeting Called to Order and Roll Call

Vice Chair Terry Peck called the regular meeting of the Board of Site Arrangement to order at 7:35 p.m. on Monday, December 14, 2015 and requested a roll call.

MEMBERS PRESENT: Tricia Downing, Joe Hoelker, Jeremy Kraus, Terry Peck, and Jodi Stacey

ALSO PRESENT: Community Development Director Dan Johnson and interested citizens

ITEM 2. – Approval of Minutes

The Board waived the reading and approved the minutes of the Board of Site Arrangement regular meeting of November 9, 2015.

ITEM 3. – New Hearings

a. 4420 Cooper Road – Integrity Express Logistics

Approval of a new office building

PRESENT: Chance Truemper, CUC - Applicant

Mr. Truemper said IEL is under contract with the City of Blue Ash to purchase this property. The proposed building will be a 120, 000 square foot, 4-story, Class A office building. The City of Blue Ash plans to construct a public road between Cooper and Malsbary from which IEL will have access and they will be coordinating with the City Engineer on those locations. There will be lighting at the entrances and lights that will accent the building; together with the site lighting, the site will be adequately lit for the occupants and users of the building. The detention basin will actually be a pond with walking trails around it. They have also provided the required screening for dumpsters and a back-up generator on the site.

Mr. Johnson commented that an access road would help improve traffic flow by cutting down the number of access points and by allowing better alignment of a Cooper Road intersection.

DECISION: Tricia Downing moved, Jodi Stacey seconded to approve the application for a new building and site at 4420 Cooper Road as submitted pending review and approval of plans submitted to City and incorporating any applicable comments. A roll call vote was taken. All members present voted aye. Motion carried to approve.

ITEM 4. – Continued Hearings

None

ITEM 5. – Old Business

None

ITEM 6. – New Business

New Board member, Jeremy Kraus, was officially welcomed.

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ITEM 7. – Adjournment

DECISION: There being no further business, Joe Hoelker moved, Jodi Stacey seconded to adjourn the Board of Site Arrangement. A voice vote was taken. All members present voted aye. The meeting was adjourned at 7:50 p.m.

Terry Peck, Vice Chair

MINUTES RECORDED BY:

Traci Smith